



9777 Industrial Parkway
Plain City, Ohio 43064
614-873-4480

Jerome Township Zoning Department

February 3, 2026

Bradley J. Bodenmiller, Director
LUC Regional Planning Commission
10820 St. Rt. 347
East Liberty, Ohio 43319

Re.: The Reserve at New California, Phase 2B – Final Plat

Dear Mr. Bodenmiller,

I have received your notification of application for approval of the final plat known as The Reserve at New California, Phase 2B – Final Plat. Based on the provisions of the Township Zoning Resolution, my comments are as follows:

1. A detailed development plan, Case #PD04-104 FDP-01 was approved in accordance with the applicable provisions of the Zoning Resolution to allow for development at the site. The proposed plat generally complies with that approved detailed development plan, as modified, and therefore, complies with the applicable zoning regulations for the district.
2. "Note D" on Sheet #2 is not consistent with the regulations in the Zoning Resolution and should be removed.

As per usual, I plan to attend the meeting of the Commission's Zoning & Subdivision Committee and will be available to answer any additional questions at that time.

Sincerely,

Eric Snowden
Zoning Inspector/Planning Coordinator
Jerome Township, Union County, Ohio