

Heim, Kimber

From: Terry Horn - Trustee <terryhorn@walnuttp.com>
Sent: Tuesday, April 6, 2021 6:13 PM
To: Heim, Kimber
Subject: Re: [E] Fwd: 110412 ODOT Project SR 37 and SR 256

Kimber,

On the above referenced project. Can you share with me what is planned for the old block building on the SE corner? Address is 7980. Will it need to be removed to make way for the project?

Do you have a start and completion schedule for the project?

Thank you

Terry W. Horn
Sent from my iPhone

On Feb 16, 2021, at 4:21 PM, Kimber.Heim@dot.ohio.gov wrote:

Dear Mike and Walnut Township:

Thank you so much for your clarification.

Please stay safe out there!

Best regards,

Kimber L. Heim

Realty Specialist Manager
ODOT – District 5
9600 Jacksontown Road
Jacksontown, OH 43030
Ph: 740-323-5422 (direct) Cell: 740-814-0708
FAX: 740-323-5125
<image001.png>

From: WalnutTwp Zoning <zoninginspector@walnuttp.com>
Sent: Tuesday, February 16, 2021 4:09 PM
To: Terry Horn <terryhorn@walnuttp.com>; Doug Leith <dogleith@walnuttp.com>; Bill Yates <billyates@walnuttp.com>; Tim Morris <timmorris@walnuttp.com>; Mike King <mikeking@walnuttp.com>; Heim, Kimber <Kimber.Heim@dot.ohio.gov>
Subject: Fwd: [E] Fwd: 110412 ODOT Project SR 37 and SR 256

Kimber, the house and the front porch will still remain non-conforming and will not stop the sale of the residence in the future. But if anything is added. the addition will have to conform to the current Zoning Code.

Mike Berry
Walnut Twp. Zoning

----- Forwarded message -----

From: **Mako, James C** <james.mako@fairfieldcountyohio.gov>
Date: Tue, Feb 16, 2021 at 7:23 AM
Subject: RE: [E] Fwd: 110412 ODOT Project SR 37 and SR 256
To: WalnutTwp Zoning <zoninginspector@walnutwp.com>

Mike,

I agree with your take on this. It will still be an existing non-conforming use but if anything is added, the addition will have to conform to the current zoning code.

Thanks

James

From: WalnutTwp Zoning <zoninginspector@walnutwp.com>
Sent: Saturday, February 13, 2021 2:20 PM
To: Mako, James C <james.mako@fairfieldcountyohio.gov>
Subject: [E] Fwd: 110412 ODOT Project SR 37 and SR 256

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James, can you read the forwarded email and let me know your opinion. My take on it is yes, it can be 6 feet from the ROW but it is still non conforming and no new structure can be added to the front of the property. One other weird thing is this is Zoned B-3 and it's a residential home ?????

----- Forwarded message -----

From: **Terry Horn** <terryhorn@walnutwp.com>
Date: Sat, Feb 6, 2021 at 7:46 AM
Subject: Fwd: 110412 ODOT Project SR 37 and SR 256

To: Berry Michael <zoninginspector@walnutwp.com>
Cc: Doug Leith <dougleith@walnutwp.com>, Bill Yates <billyates@walnutwp.com>

Mike,

Please review and let the Trustees know your findings.

Terry W. Horn

Sent from my iPhone

Begin forwarded message:

From: Kimber.Heim@dot.ohio.gov
Date: February 5, 2021 at 12:14:53 PM EST
To: contact@walnutwp.com
Subject: 110412 ODOT Project SR 37 and SR 256

Good morning Trustees:

ODOT has a safety project at the intersection of SR 37 and SR 256. In this project there is a property located at 1175 Baltimore-Somerset Rd NE which is impacted in a way requiring some research.

I will attach a document with the auditor map of parcel, picture from Google Earth and how the project will impact the property. At this time, this property is considered legal, non-conforming based on Walnut Township zoning regulations. At this time the front porch, considered part of the structure, is located 52 feet from SR 256 centerline, and 22 feet from the current Standard Highway Easement of the State of Ohio. At this time, the lot is minus 3 feet from Front Yard Setback Resolution of 25 feet. The project is going to put the porch 6 feet off the PROPOSED Standard Highway Easement taking. At this time there are trees protecting the front of the structure which will be removed as part of the project, please see the Pg 34 of the ROW plan attachment. Pg 35 contains the proposed area.

What I need confirmed is this property if sold would be allowed to have this 6 foot setback or would the setback requirement prevent sale of this residence?

Thank you for your attention and thoughts/requirements.

Thank you for your time.

Kimber L. Heim

Realty Specialist Manager

ODOT – District 5

9600 Jacksontown Road

Jacksontown, OH 43030

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