

**PLANNING COMMISSION AGENDA
CITY OF PIQUA, OHIO
6:00 PM – MONDAY, DECEMBER 8, 2025
MUNICIPAL GOVERNMENT COMPLEX
COMMISSION CHAMBERS – 201 W. WATER STREET**

CALL TO ORDER

Chair Comments – Opening Remarks

ROLL CALL – Clerk Calls the Roll

Meeting Minutes – November 10, 2025

OLD BUSINESS

1. RESOLUTION PC 17-25 (TABLED)

A resolution to recommend adoption of a zoning map amendment from CX – Corridor Mixed-Use to PD-MUD – Planned Mixed-Use and adoption of a preliminary development plan with development standards for the Piqua Center Development at or near 987 E. Ash Street.

NEW BUSINESS

1. RESOLUTION PC 19-25

A resolution to recommend adoption of a zoning map amendment from T-RL – Traditional Residential Low Density to T-NX – Traditional Neighborhood Mixed-Use District at 1601 Nicklin Avenue.

2. RESOLUTION PC 20-25

A resolution to authorize a special use permit for a drive-thru ATM at 645W. Water Street.

3. RESOLUTION PC 21-25

A resolution to recommend adoption of a zoning map amendment from AG – Agriculture to PD-R – Planned Residential and adoption of a preliminary development plan with development standards for the Shaw Farms Development on parcel #N44-076909.

OTHER BUSINESS

1. Comprehensive Plan Discussion – 2026
2. Planning Commission Training
3. 2026 PC Meeting Dates

ADJOURNMENT