



## Bellbrook Planning Board Public Hearing Notice

**Date**  
November 29, 2018

**Time**  
6:00 pm

**Location**  
Council Room  
15 East Franklin Street, Bellbrook

The Planning Board will hold a public hearing regarding proposed changes to the Zoning Code.

### Article 3 – Definitions ([Add Definitions](#))

**Brewpub:** Establishment primarily engaged in the retail sale of prepared food for consumption, which includes the brewing of beer as an accessory use. The brewing operation processes the ingredients to make beer and ale by mashing, cooking, and fermenting. The brewing operation does not include the production of any other alcoholic beverage.

- (a) The area used for brewing, including brewing and kegging, shall not exceed 30% of the total floor area of the commercial space.
- (b) A brewpub shall not produce more than 4,000 barrels of beer or ale per year.
- (c) No brewing equipment or storage is permitted on the exterior of the building.

**Microbrewery, Microwinery, Microdistillery:** Establishments engaged in on-site production of beer, wine, spirituous liquor, or other alcoholic beverages and sales of the same by the glass for on premise consumption. These establishments are primarily used for the production of beer, wine, spirituous liquor, or other alcoholic beverages and may include retail and food service as an accessory use. The brewing operation processes the ingredients to make beer and ale by mashing, cooking, and fermenting. The brewing operation does not include the production of any other alcoholic beverage. The distilling operation is a small boutique-style distillery which produces relatively small quantities usually done in small batches.

- (a) A microbrewery shall not produce more than 15,000 barrels of beer or ale per year.
- (b) No production equipment or storage is permitted on the exterior of the building.

**Taproom/Wine Bar:** An establishment that serves malt beverages and/or wine with a minimum of 50% of the gross floor area devoted to the retail sales of malt beverages, wine, and related products. Taprooms/Wine Bars do not include the service or sale of distilled spirits.

**Article 12 (1) – B-4 Central Business District, Permitted Principal Uses [\(Add Uses\)](#)**

(t) Brewpubs, Microbreweries, Microwineries, Microdistilleries, Taprooms and Wine Bars.

**Article 18.16 (2) – Off Street Parking Regulations, Amount of Off Street Parking Space Required**

(gg) Restaurants, ~~Taverns, and~~ Carry-Outs, [Brewpubs, Microbreweries, Microwineries, Microdistilleries, Taprooms and Winebars](#): One (1) parking space for each one hundred (100) square feet of gross floor area.