Concept Plan

Beach Road

Sharon Township

Meeting:	March 18, 2026	**Site Area:**	49.38 acres
App. No.:	016-2026 CP	**Sublots:**	16
Applicant:	Amanda Dick	**Zoning:**	R-1 Residential
Developer:	Beach Land Holdings LLC	**Utilities:**	On Site Septic and Wells
Engineer:	Davey Resource Group	**School:**	Highland Local
Parcels:	033-12C-08-031	**Reviewer:**	Denise Testa

ADDENDUM

The 49+ acre site is located east of Beach Road, north of the Wheeling and Lake Erie Railway, east of Beach Road and south of Sharon Copley Road (SR 162). The Concept Plan proposes 16 sublots ranging between 2 and 5.4 acres.

Nathan McConoughey
Medina County Health Department
nmcconoughey@medinahealth.org
330.723.9523

The lots proposed for the Beach Road Concept Plan will require soil testing conducted by soil scientist(s) and site evaluations for each lot, conducted by this office to determine feasible system options for sewage treatment systems. The lots will also require private water systems as there is no public water supply available. Sewage treatment system options may be limited due to isolation distances required from water bodies/ stormwater ponds, existing oil wells, topography etc. Private Water System placement must also meet isolation distances from oil wells, sewage treatment systems, water bodies etc. Additionally, plumbing permits will be required with this office.