

The Township of Hamilton, Warren County, Ohio Board of Trustees met in regular session on May 20, 2026, at 6:00 p.m. at Hamilton Township, Warren County, Ohio, with the following Trustees present:

Mark Sousa– Trustee, *Chair*  
Darryl Cordrey – Trustee, *Vice Chair*  
Joseph P. Rozzi – Trustee

Mr. Sousa presented the following Resolution and moved its adoption:

**HAMILTON TOWNSHIP, WARREN COUNTY, OHIO  
RESOLUTION NUMBER 26-0520B**

**A RESOLUTION PLACING A TWELVE-MONTH MORATORIUM ON THE ISSUANCE  
OF ZONING PERMITS AND APPROVALS FOR NEW DATA CENTER USES IN  
HAMILTON TOWNSHIP**

**WHEREAS**, Hamilton Township has adopted a limited home-rule form of government, which empowers the Township to exercise all powers of local self-government, and adopt local regulations that do not conflict with general federal and Ohio laws, for the protection of the public health, safety, and general welfare of Township residents;

**WHEREAS**, Ohio Revised Code 519.02 further empowers the Township to impose reasonable zoning regulations for the purpose of promoting the public health, safety, and morals within the Township;

**WHEREAS**, for the purposes of this Resolution, “Data Center” shall be understood to refer to a facility or portion of a facility housing networked computer systems and telecommunications equipment used for remote storage, processing, and distribution of data;

**WHEREAS**, for the purposes of this Resolution, “Auxiliary Data Center” shall be understood to refer to a Data Center which is ancillary to another primary use of the subject property and satisfies all of the following conditions: (i) is not housed in a standalone structure separate from a permitted primary structure on the property, (ii) occupies no more than ten percent (10%) of the primary structure’s footprint, (iii) is used to serve the enterprise functions of an occupant of the property, and (iv) is not used to lease data storage and processing services to non-occupants of the property;

**WHEREAS**, “Large-Scale Data Center” shall be understood to refer to a Data Center which is a primary use of the subject property. A Data Center that does not meet the definition of an Auxiliary Data Center shall be considered a Large-Scale Data Center;

**WHEREAS**, Large-Scale Data Centers raise unique concerns for surrounding properties and the overall community related to the reliability of the local power grid, rising electricity prices, availability of water and other utilities necessary for Data Center operation, noise, aesthetics, and security and safety concerns; and

**WHEREAS**, the Hamilton Township Board of Trustees finds it necessary to enact a twelve (12) month moratorium on the issuance of zoning permits and other approvals for Large-Scale Data Centers to allow the Township time to research and evaluate the impacts of Large-Scale Data Centers on the community, and the potential need for text amendments to the Hamilton Township

Zoning Resolution to address Data Centers in the interests of the public health, safety, and general welfare.

**NOW THEREFORE, BE IT RESOLVED** by the Hamilton Township Board of Trustees, Warren County, Ohio:

**SECTION 1.** The issuance of any and all zoning permits and other approvals allowing the development, construction, or operation of any new Large-Scale Data Centers is hereby suspended for a period of twelve (12) months from the effective date of this Resolution—which suspension shall expire on May 20, 2027 (the “Moratorium”).

**SECTION 2.** To the extent there are any existing Large-Scale Data Centers in Hamilton Township as of the effective date of this Resolution, the issuance of any and all zoning permits and other approvals allowing the expansion or enlargement of such existing facilities is hereby suspended for the period of the Moratorium.

**SECTION 3.** The Moratorium shall not apply to applications or zoning permits related to the development, construction, or operation of a Large-Scale Data Center where such applications or permits were submitted or issued prior to the effective date of this Resolution.

**SECTION 4.** During the Moratorium, the Township Administrator, Planning and Zoning Department, Law Director, and other appropriate Township staff are hereby directed to investigate and review the potential impacts of Large-Scale Data Centers on the Hamilton Township community.

**SECTION 5.** It is found that all formal actions of the Board of Trustees concerning and relating to the adoption of this Resolution were adopted in an open meeting of this Board, and that all deliberations of the Board of Trustees that resulted in this formal action occurred in meetings open to the public in compliance with all legal requirements.

**BE IT FURTHER RESOLVED**, that, by a majority vote of its members, the Board of Trustees hereby dispenses with the requirement that this Resolution be read on two separate days and authorizes its passage on the first reading.

**BE IT FURTHER RESOLVED**, that this Resolution constitutes an emergency measure necessary for the immediate preservation of the public health, safety and general welfare, and for the further reason that the Board desires to make an informed decision regarding the most effective means of preventing any detrimental impacts on the Hamilton Township community associated with Large-Scale Data Centers, and the most appropriate means of regulating Large-Scale Data Centers in Hamilton Township, and this Resolution shall be effective upon its passage per Ohio Revised Code 504.11.

Mr. Cordrey seconded the Resolution and the following being called upon the question of its adoption, the vote resulted as follows:

Darryl Cordrey – Aye  Nay \_\_\_\_\_  
Joe Rozzi – Aye  Nay \_\_\_\_\_  
Mark Sousa – Aye  Nay \_\_\_\_\_

Resolution adopted this 20<sup>th</sup> day of May, 2026.

Attest:

Leah Elliott

Leah M. Elliott, *Fiscal Officer*

Approved as to form:

Ben Yoder  
-Benjamin J. Yoder, *Law Director*

I, Leah M. Elliott, Fiscal Officer of Hamilton Township, Warren County, Ohio, hereby certify that this is a true and accurate copy of a Resolution duly adopted by the Board on May 20, 2026.

Date: 5/20/2026

Leah Elliott  
Leah M. Elliott, *Fiscal Officer*