

April 11, 2011

Mr. Roger Friedman – Chairman
Mr. Rich Barrick – Vice-Chairman
Mr. Tom Kronenberger – Member
Mrs. Ann Flanagan – Member
Mr. Bill Mees – Secretary
Mr. Steve Roos – Alternate

Item 1. – Meeting called to Order

Chairman Friedman called the regular meeting of the Zoning Commission to order at 7:05 p.m. on Monday, April 11, 2011.

Item 2. – Roll Call of the Board

Mr. Mees called the roll.

Members Present: Mr. Friedman, Mr. Barrick, Mr. Kronenberger, Mrs. Flanagan,
Mr. Mees and Mr. Roos.

Staff Present: Greg Bickford and Beth Gunderson

Item 3. – Approval of Minutes

Mr. Friedman stated the first order of business was to approve the February 14, 2011 meeting minutes.

Mr. Friedman asked for any corrections to the February 14, 2011 meeting minutes.

Mr. Friedman entertained a motion to approve the February 14, 2011 meeting minutes.

Mr. Barrick moved to approve the February 14, 2011 meeting minutes.

Mrs. Flanagan seconded.

All voted – yes.

Item 4. – New Business

2011-03MA
KAP Signs
7855 Kenwood Road
Major Adjustment to a PUD

Mr. Mees and Mr. Barrick recused themselves from the discussion of this case.

Mr. Bickford presented the case and the case history in a power point presentation.

Mr. Friedman asked if the applicant had any comments.

Mr. Steve Pearson of 7489 Kenwood Road, owner of The Salons, stepped forward to comment. Mr. Pearson noted concerns about clients having difficulty finding their salon due to the size of the sign. He also stated they now have a trademark for the "Salons @"

name and the Kenwood Place location is the only one of their locations without that name on its building signage.

Mr. Michael Small of 8044 Montgomery Road, representing the landlord for the building, spoke in support of his tenant's request.

Mr. Ed Langley of 1608 Kuntz Road, Dayton, OH, representing the applicant, KAP Signs, spoke in support of the proposal. Mr. Langley noted the fact that the sign is on the second story of the building makes it appear smaller than it is.

Mr. Charlie Myers of 4720 Duneden Avenue, a neighboring property owner, noted he had no objections to the proposed increase in signage.

The board asked questions of Mr. Bickford and the applicant and then the board discussed the issues brought before them.

Mr. Friedman entertained a motion.

Mrs. Flanagan moved to consider Case#: 2011-03MA as proposed.

Mr. Kronenberger seconded.

Mr. Friedman called the roll.

Mr. Friedman - NEA
Mrs. Flanagan - NEA
Mr. Kronenberger - NEA
Mr. Roos - NEA

Mr. Bickford noted the case would be heard by the Trustees on May 5, 2011 at the tentative time of 6:30 p.m.

Item 5. - Trustees Report

Mr. Bickford reported that Trustee Richard Kent has retired. Dennis Connor was sworn in as the new Trustee on April 7, 2011. Mr. Connor will serve the remainder of Mr. Kent's term. Both Mr. Connor and Mr. Rob Porter, Fiscal Officer, will be running in the November election.

Item 6. - Date of Next Meeting

Mr. Friedman noted the date of the next meeting - Monday, May 9, 2011.

Item 7. - Adjournment

Mr. Mees moved to adjourn.

Mr. Barrick seconded.

All voted yes.

Meeting adjourned at 7:45 p.m.

Minutes Recorded by: Beth Gunderson
Planning & Zoning Assistant