

PLANNING, ZONING & BUILDING COMMISSION

CITY HALL

July 13,

20

The City of Cortland Planning, Zoning & Building Commission met on Monday, July 13, 2020 at 7:00 P.M. at the City Administration Building, 400 N. High Street, Cortland, Ohio. In attendance were the following board members: Chairman Curt Moll, Vice Chairman Sally Lane, Don Bell, Donald Fatobene and John Picuri. Also present were Mayor Deidre Petrosky, Law Director Patrick Wilson, and Service Director Kimberly Blasco.

Curt Moll: I'd like to call to order the regular meeting of the Planning, Zoning & Building Commission for the City of Cortland. It is Monday, July 13, 2020 at 7 o'clock. Can we have a roll call please?

Roll Call: John Picuri, here; Sally Lane, here; Curt Moll, here; Don Bell, here; Donald Fatobene, here.

A motion to approve **Commission Minutes from the June 8, 2020** regular meeting was made by **Donald Fatobene** and seconded by **Sally Lane**.

Curt Moll: Any discussion about the minutes or corrections? Can we have a roll call?

Roll Call: Donald Fatobene, yes; Sally Lane, yes; John Picuri, yes; Curt Moll, yes; Don Bell, yes. MOTION APPROVED.

Curt Moll: We have one item of old business, **09-20 – New Sign – 194 S. High St.- Dairy Queen – Wall Sign (4'x3')(2'x 8')**, 28 sq. ft. total, LED Interior Lighting. Can I have a motion please?

Don Bell made a motion for approval of 09-20, seconded by Donald Fatobene.

Curt Moll: At the last meeting we did not act on this, because we didn't have a picture and we had no one here to tell us what it looked like. This time, we have no one here to tell us what it looks like, but we do have a picture. We have already delayed them. Is this sign up?

Kim Blasco: Yes, it is.

Curt Moll: Does anyone have any objection to acting on this, this evening?

Patrick Wilson: I think with the picture and with Kim confirming that it meets the specs, I think we can act on it. It is not our preference, that's for sure.

Curt Moll: No, I would rather they were here. They are busy I guess, they are open now. Any questions for Kim? Can I have a roll call please?

Roll Call: Sally Lane, yes; John Picuri yes; Donald Fatobene, yes; Curt Moll, yes; Don Bell, yes. MOTION PASSED.

Curt Moll: No new business. Any discussion to be brought before the Board? Mayor?

Mayor Petrosky: Yes, I was just talking to Patrick briefly about this just about one minute ago. We are talking about getting a new community sign down at Speedway. Patrick is securing the easement for that area. We were wondering about the procedure - do we need to follow our ordinances and hold a public hearing?

Don Bell: Are we replacing the one that is there?

Curt Moll: Replacing it with electronic, I bet.

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Mayor Petrosky: We are doing it with electronic.

Patrick Wilson: And there was once a mayor of the city that didn't like electronic signs. (laughter)

Curt Moll: That is definitely not the case, we can discuss that some time. My only concern is – as far as I am concerned the city doesn't need approval for the sign. It is not in the ordinances that the city needs to come to this board for a sign. In my mind you are probably taking on a little risk in acting on that with that particular kind of sign without any kind of discussion.

Patrick Wilson: If you'll recall we ran into not the exact issue but a similar issue with the school and I think we asked them to come here and we worked with them. I like Curt's idea on discussion.

Curt Moll: Some open discussion about why you're doing it and how you feel about those kinds of signs. I don't know how the board feels about those kinds of signs. I know at one point there were people on the board that were pretty much adamantly opposed. I am still adamantly opposed to the signs which do carnival acts and TV shows.

Mayor Petrosky: Right, and that is not the intention.

Curt Moll: If you are talking about something that is going to do letters and things and I guess I would plead with you to do visuals that are stable or enough time for someone to read them without slowing down.

Multiple: Yes.

Curt Moll: There are places where you literally cannot read the sign. If you have more than two or three messages they are going to be lost anyway and if you have more than a couple of messages they can not get it all at once. Because we typically leave them up there for a couple of days now.

Mayor Petrosky: Right, When we did the one for the school, there was a public hearing?

Curt Moll: Yes. Because it was a variance.

Mayor Petrosky: Right, so this would need a variance as well?

Patrick Wilson: We could title it that way.

Curt Moll: I just didn't say that because you don't need a variance.

Mayor Petrosky: Okay, that's fine.

John Picuri: My two cents. In my mind, this board doesn't have jurisdiction over it since it is the city. But it would be nice to have an informational meeting, maybe we'd call it. Because then if another business comes before the board, and says well the city has one, why aren't we allowed, we would have an explanation to say this is why. They came and explained why they did it and we have in my mind better ground to stand on if a business were to come to us and ask for the same thing.

Mayor Petrosky: We are in much agreement. And that is exactly why I wanted to follow the procedure and I think we can get away with not having a public hearing per se – we are talking about a commercial area already, not a residential area.

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Patrick Wilson: I like that idea.

Mayor Petrosky: So David Christner, and I am not sure else may accompany him, will be at the meeting next month to discuss all this. And just to allay some fears, we agree with what you are saying. We are going to go with a full color sign because we were pricing out.

Curt Moll: It is hard to find them without and price is not different. I just wish somebody would offer or develop software that only did one color display. Oh well. Anything else?

Donald Fatobene: The sign at Dairy Queen – the pole sign where they post the letters there could be a little bit of a safety issue there. When you are pulling out of the drive-thru there is no visibility to the left. That sign really does stick out. I don't know if that falls on us, but there is a provision in our guidelines as far as safety and a sign's hindrance on visibility.

Curt Moll: They need approval from us and now we're past that.

Donald Fatobene: That is the sign that is been there.

Curt Moll: I don't think they modified that part of the sign.

Donald Fatobene: The problem is there was never on that side of the building, there was no access so there were no cars pulling out of that side of the building. Now you do.

Sally Lane: Today I thought oh my gosh, that's not good.

Patrick Wilson: What direction does it block, Don?

Donald Fatobene: When you are pulling out of the drive-thru, it would be to the left.

Curt Moll: We could recommend that a letter be sent to advise them that this is an issue.

Patrick Wilson: I think if it is a safety issue.

John Picuri: Doesn't the installation have to meet the requirements of the regulations? We just approved the size, it still has to be constructed in accordance.

Curt Moll: It is a sign attached to a post from before.

Patrick Wilson: It changed ownership.

John Picuri: It also changed purpose. It is not functioning the same as it was before.

Donald Fatobene: More than anything the sidewalk is really. If you have a kid on his bike riding down the sidewalk, that's where you could really run into more trouble.

Patrick Wilson: Kim, you could introduce the issue with a politely worded letter.

Curt Moll: You don't need a letter though really. If you just talk to them, probably better to start with that.

Kim Blasco: This is the existing sign that was out there?

Curt Moll: It is the white changeable copy portion below the sign. When they brought it in for approval they just included their piece of the sign. When I drove by, the first time I

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saw it I thought I didn't remember the changeable letter portion being part of the approval process and it wasn't.

Patrick Wilson: We didn't approve it then. I think we have authority. I like his idea, just talk to them.

Curt Moll: Anything else? Let's have a motion for adjournment.

Adjournment moved for by **Sally Lane** and seconded by **Donald Fatobene**.

Roll Call: Curt Moll, yes; Don Bell, yes; Sally Lane, yes; Donald Fatobene, yes; John Picuri, yes; **MOTION APPROVED**.

Meeting Adjourned: 7:12 p.m.

Chairman

Date

Secretary