Board of Architectural Review

Minutes of the regular meeting of June 12, 2013. Mr. Lindsley called the meeting to order.

Members present: Mayor Craig Stough, Read Backus, Ken Marciniak, Thomas Lindsley, (4) present. Mr. Robert Oberly present.

Mr. Marciniak moved, Dr. Backus seconded to approve the Minutes of the May 15, 2013, meeting as submitted. Vote being: (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Item 3 - Regulated Sign – app. no. 13-2013 requested by Kassie Lands for Kosmo, 7625 Sylvania Ave., Sylvania, Ohio 43560. Application is for a 4 ft. by 12 ft. box sign with channel letters to be installed on the front of the building. Sign is within the square footage limits of the Sylvania Sign Code. Mr. Marciniak moved, Dr. Backus seconded, to grant a Certificate of Appropriateness for the sign shown in the drawing submitted with the application. Vote being: Backus, Marciniak, Stough and Lindsley (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Item 4 - Regulated Sign – app. no. 14-2013 requested by Toledo Sign Company for Northern Ohio Investment Co., 6450 Monroe Street, Sylvania, Ohio 43560. Application is for 24" and 6" non-illuminated plastic formed letters to be installed on the front of the building. Sign is within the square footage limits of the Sylvania Sign Code. Mr. Marciniak moved, Dr. Backus seconded, to grant a Certificate of Appropriateness for the sign shown in the drawing submitted with the application. Vote being: Backus, Marciniak, Stough and Lindsley (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Dr. Backus moved, Mayor Stough seconded to adjourn the meeting. All present voted aye. Meeting adjourned.

Submitted by,

Debra Webb, Secretary
Municipal Planning Commission

Sylvania Municipal Planning Commission

Minutes of the regular meeting of June 12, 2013. Mr. Lindsley called the meeting to order.

Members present: Mayor Craig Stough, Read Backus, Ken Marciniak, Thomas Lindsley, (4) present. Mr. Robert Oberly present.

Dr. Backus moved, Mr. Marciniak seconded to approve the Minutes of the May 15, 2013, meeting as submitted. Vote being: (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Item 3 - Council Referral - ZA-1-2013, requested by Renee Mason to change the zoning from R-3 Multiple Dwelling Medium Density District to B-2 General Business District for the property located at 5441 Main Street, Sylvania, OH 43560. Mike White of the Buckeye Real Estate Group was present. He explained that the intent of the owner is to make improvements to the inside of the residential home, within the existing walls, including a commercial kitchen. The owner is a physician and will be preparing special dietary meals for people with health conditions such as diabetes which will be picked up by or delivered to customers. Meals will not be served on the premises. He also explained that an addition will be made to the back of the home which will become a small health fitness type business which will hold small size classes of 10 to 15 people such as aerobics and spinning. Mr. Oberly added that applications were also submitted by Dr. Garner of Edifice Rex, LTD to change the zoning of the properties that he owns at 5445, 5453 and 5457 Main St. to B-2 and that Doug Dymarkowski, owner of 5431 Main St., will also be submitting an application of the same in the near future. Mr. Dymarkowski came in late to the meeting and confirmed his intent to submit an application for the zoning change in the future. Mr. Bill Sanford, the City's Economic Development Director was also present, and stated that he supports what the owners intend to do with the properties. Mr. Marciniak moved, Mayor Stough seconded to recommend approval that the zoning of the property located at 5441 Main St. to be changed from R-3 Multiple Dwelling Medium Density District to B-2 General Business District. Vote being: Marciniak, Stough, Backus, Lindsley (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Dr. Backus moved, Mayor Stough seconded to adjourn the meeting. All present voted aye. Meeting adjourned.

Submitted by,

Debra Webb

Debra Webb, Secretary
Municipal Planning Commission