

## Board of Architectural Review

Minutes of the regular meeting of October 11, 2017. Mr. McCann called the meeting to order.

Members present: Mayor Craig Stough, Ken Marciniak, Daniel Arnold and Brian McCann (4) present. Mr. Lindsley was absent. Zoning Administrator, Timothy Burns and Deputy Service Director, Joe Shaw also present.

Mr. Arnold moved, Mr. Marciniak seconded to approve the Minutes of the September 13, 2017, meeting as submitted. Vote being: Stough, Arnold, McCann and Marciniak (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Item 3 – Regulated Sign– app. no. 39-2017 requested Brian Heil of Toledo Sign for Crave Cave, 6469 Monroe Street, Sylvania, Ohio 43560. Application is for new wall sign. Mr. Heil was present and stated that the sign would be a LED internally lit. Sign is within the limits of the Sylvania Sign Code. Mr. Marciniak moved, Mr. Arnold seconded, to grant a Certificate of Appropriateness for the sign shown in the drawing submitted with the application. Vote being: McCann, Marciniak, Arnold and Stough (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Item 4 – Regulated Sign – app. no. 40-2017 requested by Joseph Hellul of Bambino’s Pizza & Subs, 5155 South Main Street, Sylvania, Ohio 43560. Application is for a new wall sign. Sign within the limits of the Sylvania Sign Code. Mr. Arnold moved, Mr. Marciniak seconded, to grant a Certificate of Appropriateness for the sign shown in the drawing submitted with the application. Vote being: McCann, Marciniak, Arnold and Stough (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Mr. Marciniak stated that he would need to recuse himself from the discussion and vote for the next item due to a business conflict.

Item 5 – Regulated Sign – app. no. 41-2017 requested by Karrie Brock for 3618 King Road, Sylvania, Ohio 43560. Application is for a new monument sign. Ms. Brock was present. Ms. Brock said that the new monument sign would be non-illuminated. Mr. Burns stated that although there is an existing monument sign, the code allows for a second monument sign as the frontage exceeds 250 ft. Ms. Brock added that the existing monument sign and the new monument sign would be located near separate driveways. Sign is within the limits of the Sylvania Sign Code. Mr. Arnold moved, Mayor Stough seconded, to grant a Certificate of Appropriateness for the sign shown in the drawing submitted with the application. Vote being: McCann, Arnold and Stough (3) aye; (0) nay. Motion passed by a 3 to 0 vote.

Mr. Marciniak moved, Mr. Arnold 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 October 11, 2017. Mr. McCann called the meeting to order.

Members present: Mayor Craig Stough, Ken Marciniak, Daniel Arnold and Brian McCann (4) present. Mr. Lindsley was absent. Zoning Administrator, Timothy Burns and Deputy Service Director, Joe Shaw also present.

Mr. Arnold moved, Mr. Marciniak seconded to approve the Minutes of the August 16, 2017, meeting as submitted. Vote being: Stough, Arnold, McCann and Marciniak (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Mr. Marciniak moved, Mr. Arnold seconded to approve the Minutes of the September 13, 2017, meeting as submitted. Vote being: Stough, Arnold, McCann and Marciniak (4) aye; (0) nay. Motion passed by a 4 to 0 vote.

Item 4 – Lot Split App. No. 2-2017 – Dawn Seney, 8010 Erie Street Sylvania, Ohio. Ms. Seney was present and presented a photo of her property which showed the section of her property that she would like to split off. She explained that the lot split would be to split off the northern section of the property to be sold to the adjoining property owner of 8009 Milford. Mayor Stough added that the rationale of the lot split would be that the property would be attached to the Milford Dr. Property and that the attachment to that property would be a requirement of the approval as the split would create a property that would not have public right of way. Mr. Shaw stated the City Service Department checked with both the Lucas County Recorder and the Auditor and they confirmed that we could conditionally approve the lot split as long as it is recorded with the adjacent property; and that the recording would need to happen within one year. Mayor Stough moved, Mr. Arnold seconded to approve Lot Split Application No. 2-2017, by Dawn Seney, conditional on the property being attached to the adjacent northern property at 8009 Milford Drive. Vote being: Stough, Arnold, McCann and Marciniak (4) aye; (0) nay. Motion passed by a 4 to 0 vote

Mr. Arnold moved, seconded to adjourn the meeting. All present voted aye. Meeting adjourned.

Submitted by,

Debra Webb, Secretary  
Municipal Planning Commission