

VILLAGE OF CUYAHOGA HEIGHTS  
PLANNING AND ZONING MEETING  
MINUTES

January 18, 2017  
6:00 p.m.

Mayor Bacci called the meeting to order, Clerk Unger called the roll. Those present were Board Members Todd Bloam, Shireen Mitchell, Matt Sokolich, and Dave Volek. Also present: Law Director William Mason, Assistant Law Director Ben Chojnacki, Building Commissioner Norm Casini, and Assistant Building Commissioner Ken LaBella.

**MINUTES:**

September 21, 2016.

Mr. Volek moved, seconded by Ms. Mitchell to approve the Minutes of September 21, 2016. All in favor, none opposed. Motion carried.

**NEW BUSINESS:**

From Building Commissioner Norm Casini, Attached please find an application and photo for two (2) wall signs to be located on the north side of 4580 East 71<sup>st</sup> Street from Lou Belknap of Agile Sign & Lighting Maintenance, Inc.

Pursuant to the Cuyahoga Heights Codified Ordinance Chapter 1482, Article 1482.02(b)(2), one wall identification sign is permitted for each separate use occupying a building with a maximum size of 48 square feet.

A front sign "C.E.D." is presently issued in compliance with our codified ordinance at this address, 4580 East 71<sup>st</sup> Street. The variance requested is two (2) additional signs on the north side of the same building.

1. Variance for second wall sign and an increase in square footage from 48 square feet allowable to 94.6 square feet, thus an additional variance increase of 46.6 square feet.
2. Variance for a third wall sign (see attached photos and application for each).

Attached hereto find documents and photos related to the requested variances for your review.

Mayor Bacci asked Mr. Casini if he had anything to add. Mr. Casini introduced Mr. Dave Boyer from Agile Sign if there are any questions for him. Mr. Casini noted that the first sign on the front of the building was issued and is appropriate based on the code. He said there are two additional wall signs that they want to place on the building, both on the north side of the

building. This is because most of the traffic comes from the north, and they want them to be larger than the code allows, so they need a second sign approval variance, and also a variance for the size of the sign. The third sign also needs to be approved.

Mayor Bacci asked Mr. Boyer if he had anything to add to that. Mr. Boyer explained that they would like to put up the signs to help direct truck traffic by letting them know where the company is. Now they are passing up the drive and turning around during deliveries. The third sign helps direct walking traffic by letting them know what door to use when entering the building.

Mr. Bloam asked Mr. Boyer if they were going to take the awning off to place the sign. Mr. Boyer stated that the awning was going to stay up. Mr. Volek asked if both signs are going to be lit like the sign in the front. Mr. Boyer said yes, they will be lit the same way with LED lighting.

Mr. Volek asked why the sign company was applying for the permit, and not Consolidated Electrical Distributors. Mr. Casini said this is very normal, they are acting as an agent of the company.

Mr. Volek asked if we can do all the variances together or separate. Mr. Mason said we should do them all separately.

Mr. Bloam made a motion to allow the sign, seconded by Mr. Bloam. All in favor, none opposed. Variance granted.

Mr. Bloam made the motion to give a variance on the square footage, seconded by Mr. Volek. All in favor, none opposed. Variance granted.

Mr. Volek made the motion to allow the third sign by the door, seconded by Ms. Mitchell. All in favor, none opposed. Variance granted.

Wherefore there is no more business before this Board, Ms. Mitchell made the motion to adjourn, seconded by Mr. Sokolich. All in favor, none opposed. Motion carried.

Meeting ended at 6:20pm