

CITY OF PIQUA, OHIO
PLANNING COMMISSION MEETING MINUTES
TUESDAY,
MARCH 13, 2012 6:00 P.M.
MUNICIPAL GOVERNMENT COMPLEX - COMMISSION CHAMBERS

CALL TO ORDER

6:00 P.M. – Chairman Spoltman called the meeting to order. Mr. Spoltman noted for the record the hearing of each item would be conducted according to a modified Roberts Rules of Order, more specifically as follows:

- A. Clerk to State the Agenda Item
- B. Staff Comments
- C. Applicant/Agent Comments
- D. Other Affected Parties Comments
- E. Board Member Comments and Questions
- F. Board To Take Action On The Item

ROLL CALL

Members Present: Jim Oda, Mark Spoltman, Jean Franz, and Mike Taylor
Members Absent: Brad Bupb
Staff Members: Chris Schmiesing, Becky Cool
Attendees:

Moved by Mrs. Franz, seconded by Mr. Taylor to excuse Mr. Bupb from the March 13, 2012 Piqua Planning Commission Meeting. Voice vote, Mr. Oda, Aye; Mr. Taylor, Aye; Mrs. Franz, Aye; and Mr. Spoltman, Aye. Nay: None. Motion carried unanimously to excuse Mr. Bupb from the March 13, 2012 Piqua Planning Commission Meeting.

MEETING MINUTES

Chairman Spoltman asked if there were additions, deletions or corrections to be made to the meeting minutes included in the agenda packet. Mr. Oda made a motion to approve the February 13, 2012 meeting minutes as submitted. Mrs. Franz seconded the motion. Mr. Oda, Aye; Mr. Taylor, Aye; Mrs. Franz, Aye; and Mr. Spoltman, Aye. Nay: None. A roll call vote resulted in a 4 -0 vote in supporting the motion to approve the meeting minutes as submitted.

NEW BUSINESS

1. PC-9-12

A Resolution recommending the Planning Commission appointment to the Housing Council for the 2012 calendar year

Moved by Mr. Spoltman, seconded by Mrs. Franz, to nominate Jim Oda as the Planning Commission representative to the Housing Council. Roll call vote, Mr. Taylor, Aye; Mrs. Franz, Aye; Mr. Spoltman, Aye. Nay: None. Mr. Oda abstained. Motion carried on a 3-0 vote.

Public Comment

No one came forward to speak for or against PC 9-12.

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Motion was made by Mr. Spoltman, seconded by Mrs. Franz, to approve PC 9-12. Roll Call Vote, Mr. Taylor, Aye; Mrs. Franz, Aye; and Mr. Spoltman, Aye. Nay: None. Mr. Oda abstained. A roll call vote resulted in a 3-0 vote.

2. PC-10-12

A Resolution amending the zoning code to modify permit, general, and display period requirements for temporary attached and detached sign types

City Planner Chris Schmiesing stated this was brought up by staff noting there is no permit required at this time for a Temporary Sign. Although there is a restriction on the duration of how long the sign can stay up. The City received a complaint concerning a banner at a local business being up for a long period of time. The business was approached concerning the banner and asked how long the banner had been up. The business stated the banner had been up for a couple of years now. The City Manager shared with the City Commission why this was problematic, and at the time it was previously passed the Commission did not feel there was a need for a permit for Temporary Signs. However, the City Commission has now stated they would be supportive of a simplified permit for a Temporary Sign available on line with no fee involved.

The second part of the amendment involves Temporary Banner Signs Attached and Detached. This is a little confusing, as there is no such way a banner can be "detached", as it must be attached to something, a sign structure or a building. It was suggested that the detached provisions be removed all together at this time. In Section 154.098 Permit Required; Exceptions. In Section (B) Exceptions in (2) (a) Temporary off/on premise signs; noncommercial message signs. Also to further clean up the Banner Sign Attached need to remove the provision for the maximum height restriction.

The last amendment relates to the display period for the Banner Sign. The current provision states; "On-premise commercial message signs may be displayed for a period of time not to exceed 90 consecutive days nor more than three times in any 12-month period, provided 90 days has lapsed since the most recent past display of a temporary on-premise commercial message sign at the same location for any message displayed." The amendment reads as: on-premise commercial message signs may be displayed for a period of time not to exceed 90 consecutive days not more than three times in any 12-month period, provided a period time equal to the most recent past display of a temporary on-premises commercial message sign at the same location has lapsed; or, if the location of the temporary on-premise commercial message sign is adjacent to a street right of way closure the temporary on-premises commercial message sign may be displayed for a period of time equal to the duration of the street right of way closure.

The City has heard from several businesses that this is not always practical for their needs, especially during the construction of East Ash Street. The local business would like to be able

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to display a banner for a longer period of time. This Resolution will loosen up the standards for the business to display banners for the duration of the construction project.

There was discussion on the definition of a Banner and how it is defined in the Sign Code, and was noted these amendments were made to make the Sign Code more user friendly.

Public Comment

No one came forward to speak for or against PC 10-12.

Mr. Schmiesing stated there is a typo that needs to be corrected under Section 154.100 Temporary: Attached and Detached Signs, in Section D (4) (c) the word "of" was left out in the amendment after the word period of time equal to etc. and needs to be inserted.

Mr. Schmiesing gave a brief overview of the Alternate Business Access Program. This program will provide the affected businesses the opportunity to include the business name and logo on the temporary traffic control signage located in the public right of way. The signage will help guide patrons and delivery vehicles along the alternate routes to the business locations. The signage will be fabricated, installed, and maintained by the City of Piqua at no cost to the business, said Mr. Schmiesing.

There was discussion on the length of the time a banner can be up and it was decided to leave the 90-day limit in the Sign Code as it reads with no changes at this time.

Motion was made by Mr. Oda, to include the amendments as previously stated, seconded by Mr. Taylor to approve Resolution PC-10-12. Roll call vote, Mr. Oda, Aye; Mr. Taylor, Aye; Mrs. Franz, Aye; and Mr. Spoltman, Aye. A roll call vote resulted in a 4-0 vote to approve Resolution PC 10-12.

Monthly Reports

Mr. Schmiesing stated monthly reports are in the Planning Commission packets for review.

Mr. Schmiesing gave a brief overview of the new Transportation Committee and the purpose of the Committee. The Transportation Committee is made up of several City Departments including the Police Chief, Fire Chief, Engineering, Planning & Zoning, and the Street Department. The Transportation Committee's purpose is to review comments from citizens regarding the streets, speed limits, traffic signals, and stop signs within the City. A request has been received to remove the left turn lane on North Street turning onto N. Main Street with the increased flow of traffic due to the construction on E. Ash Street. Once the weather breaks both approaches of the left turn lane on to N. Main Street from North Street will be removed. The Committee will continue to monitor the situation with the removal of the left turn lanes on North Street, and if any problems should arise they will address them.

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Mr. Schmiesing provided a map showing the left turn lanes on North Street and stated he just wanted to share this information with the Planning Commission, but the Planning Commission does not have to vote on any of the changes being made.

Mr. Schmiesing also provided a picture showing a banner stuck in some power lines, stating this is what happens when banner sign is not properly tethered. This particular banner was in Piqua and caused a large power outage in the area.

Adjournment

With no further business to conduct it was moved and seconded that the regular meeting be adjourned. With all those present in favor the regular meeting was adjourned at 6:30 P.M.