

ADRIAN CITY PLANNING COMMISSION

MAY 3, 2016

REGULAR MEETING

MINUTES

The regular meeting of the Adrian City Planning Commission was called to order by Chair Jacobitz at 7:00 p.m. in the City Chambers at 159 East Maumee Street.

Present:	Mike Jacobitz	Chair
	Brian Watson	Vice Chair
	Mel Dye	
	Don Taylor	
	Kara Lennard	
	Nancy Weatherby	
	Tom Blanton	
	Marilyn Schebil	
	Jeff Rising	

APPROVAL OF MINUTES OF THE
APRIL 5, 2016 REGULAR MEETING

There were no corrections to the minutes. Commissioner Blanton moved that the Minutes of the April 5, 2016 regular meeting be approved. Commissioner Taylor supported. Motion carried unanimously.

New Planning and Zoning Fee Schedule Resolution

Mike Springer, Adrian Fire Department, spoke in favor of the resolution. Mr. Springer stated that the number Fire Department reviews and the certifications needed by plan reviewers necessitated a fee increase to keep up with costs.

There being no further discussion by the Commission or public comments, Commissioner Blanton moved the Planning Commission recommend the passing of the resolution to the City Commission. Commissioner Taylor supported. A roll call vote was made.

In Favor of Motion: Dye, Lennard, Jacobitz, Taylor, Weatherby, Blanton, Schebil, Rising and Watson

Against Motion: none

Motion carried unanimously.

New Sign ordinance language to Section 30.40. Discuss electronic reader boards as part of monument signs in residential zoning districts.

Pastor Rodgers of Berean Baptist Church spoke about his church's desire to have an electronic reader board similar to the First United Methodist church on Maple Ave. Berean Baptist Church is zoned R-4.

Commissioner Jacobitz explained that based on the previous meeting the Planning Commission had been in favor of adding language to Section 30.40 to allow electronic reader boards in residential districts. Commissioner Jacobitz added new language to Section 30.40 for discussion purposes. However, Commissioner Jacobitz, is not in favor of changing the ordinance. A general discussion of the new language followed.

Commissioner Jacobitz, expressed concern that the term 'residence' from subsection (A) ii, was vague. Commissioner Weatherby suggested using the term structure instead of Residence. A general discussion ensued about other possible terms.

David Rohr suggested residence be replaced by 'Residential Parcel Line' as a more exact form to measure sign distance. The Commission agreed to make the change.

The Commission next discussed new language added to subsection (A) iii

Commissioner Jacobitz explained the new language was meant to apply to all districts, because the original section was poorly written. The commission discussed at length the possible new restrictions on sign movement, graphics and general electronic displays. Commissioner Weatherby, cautioned that electron signs could have a negative effect on nearby residential properties. After additional discussion, the commission agreed, except Commissioner Jacobitz, that the old language of subsection (A) iii was less restrictive and therefore should be left as is.

There being no further discussion by the Commission or public comments, Commissioner Blanton moved the Planning Commission make the agreed upon changes to the language and recommend the changes to Section 30.40 to the City Commission. Commissioner Schebil supported. A roll call vote was made.

In Favor of Motion: Dye, Lennard, Taylor, Weatherby, Blanton, Schebil, Rising and Watson

Against Motion: Jacobitz

Motion carried 8-1.

Set public hearing to hear and consider comments to rezoning 230 W. Maumee St. from B-3 Central Business to ERO Education, Research and Office.

David Rohr, Planning and Zoning Administrator, explained there had been no formal request for rezoning. The item had been added to the agenda as a professional curtesy to Adrian College.

There being no further discussion by the Commission or public comments, Commissioner Rising moved the Planning Commission Set public hearing to hear and consider comments to rezoning 230 W. Maumee St. from B-3 Central Business to ERO Education, Research and Office. Commissioner Dye supported. A roll call vote was made.

In Favor of Motion: Dye, Lennard, Jacobitz, Taylor, Weatherby, Blanton, Schebil, Rising and Watson

Against Motion: none

Motion carried unanimously.

There being no further business the meeting adjourned at 7:42 p.m.

Respectfully submitted,

David Rohr, Planning & Zoning Administrator