

**MEDINA TOWNSHIP
ZONING COMMISSION
REGULAR MEETING
NOVEMBER 15, 2011**

Chairperson Alliss Strogin called the regular meeting of the Medina Township Zoning Commission to order at 7:40 p.m. Permanent Board members Apana, Szunyog, Overmyer, Erickson and Strogin were in attendance. Alternate Board member Matt Payne was also in the audience.

The Zoning Commission minutes from their October 18, 2011 meeting were approved as written. The Trustees have scheduled site plan reviews to be heard on December 8, 2011 at 7:00 p.m. A letter would be sent to the applicants when the Trustees would hear their site plan/signage requests.

SITE PLANS

Medina Auto Mall-3205 Medina Rd. Cadillac Sign

Mr. Chip Klinkenberg from Illes Architects represented Medina Auto Mall. He stated he was before the Commission to present the new branding for Cadillac at Medina Auto Mall. Every 5 yrs. General Motors initiates a remarketing program for their dealerships. The main item with this remarketing is separate branding for Buick GMC and Cadillac. Last month approval was received from the Commission for the Buick sign. Mr. Klinkenberg stated before the Commission this evening is the standard signage for Cadillac and there was no deviation from their packaging. Mr. Klinkenberg added he knew the Commission could not approve the Cadillac signage and has applied to the Board of Zoning Appeals for this signage as well as the setbacks as result of the road widening project that took place several years ago on Rt. 18.

Mr. Overmyer made a motion to deny the sign for Medina Auto Mall located at 3205 Medina Rd., for the Cadillac branding (sign) as it did not conform to the sign requirements of the Medina Township Zoning Resolution per Section 605 I.1. which permits only one wall sign per business. It was seconded by Ms. Szunyog.

ROLL CALL-Overmyer-yes, Szunyog-yes, Erickson-yes, Apana-abstain, Strogin-yes.

Don Basch Jewelers-3875 Pearl Rd.

Ms. Denise Basch represented Don Basch Jewelers. She stated they currently have a location in Macedonia and wanted to open a second location in Medina in the former location of Ashley's Place on Pearl Rd. She added they would sell the same brands of jewelry plus the addition of fine jewelry.

Mr. Overmyer made a motion to approve the change of use for Basch Jewelers to be located at 3975 Pearl Rd. as presented. It was seconded by Mr. Apana.

ROLL CALL- Overmyer-yes, Apana-yes, Szunyog-yes, Erickson-yes, Strogin-yes.

Ms. Basch stated the second request for Basch Jewelers was for a 27.5 sq.ft. wall sign. The frontage of the business is 124 ft.

Ms. Szunyog made a motion to approve a wall sign for Basch Jewelers not to exceed 27.5 sq ft. as presented. It was seconded by Mr. Erickson.

ROLL CALL- Szunyog-yes, Erickson-yes, Overmyer-yes, Apana-yes, Strogin-yes.

The third request for Basch Jewelers was for a 32 sq. ft. ground sign.

Mr. Apana made a motion to approve a ground sign for Basch Jewelers not to exceed 32 sq ft. as presented. It was seconded by Mr. Overmyer-yes.

ROLL CALL- Apana-yes, Overmyer-yes, Erickson-yes, Szunyog-yes, Strogin-yes.

Medina Creative Housing-4080 Creative Living Way

Mr. Bob Arnold and Ms. Dianne Depasquale-Hagerty represented Medina Creative Housing.

Mr. Arnold stated that the first phase of housing has been built on Creative Living Way next to GFS located on Grande Blvd. He added there are now residents starting to move into those living units and Medina Creative Housing is getting ready to build the housing units in the rear of the site that have previously been approved by the Commission. In the front of the site there has always been proposed to be built a commercial building. The building would be internally divided in half with the east side of the building to consist of Creative Pet Play in which the residents of Creative Living would be caring for individuals cats and dogs during the day. There would be a drop off/pick up for the animals. There would be an agility course for the dogs as well as a run for them to be able to go outside. Mr. Arnold stated they would also be erecting a wrought iron type fence along Grande Blvd. He continued there would be no boarding of pets overnight. On the west side of the building would be the administrative offices for Medina Creative Housing. The entire parking lot would probably consist of asphalt due to the location of an easement for Columbia Gas.

Chair Strogin stated the Commission could approve the site plan for the building, but each individual use would have to have a separate submission and be approved by the Commission.

Mr. Overmyer made a motion to approve the site plan for new construction of a building to consist of 6,696 sq. ft. for Medina Creative Housing located at 4080 Creative Living Way on the commercial parcel as submitted. It was seconded by Mr. Erickson.

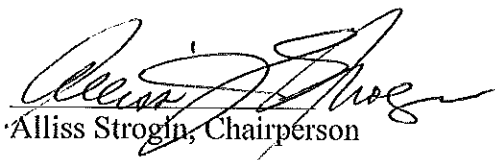
ROLL CALL-Overmyer-yes, Erickson-yes, Apana-yes, Szunyog-yes, Strogin-yes.

MISC.

APA Zoning Workshop-November 18, 2011-Westlake, Ohio.

Having no further business before the Board, the meeting was officially adjourned at 8:16 p.m.

Respectfully Submitted, Kim Ferencz, Zoning Secretary


Alliss Strogin, Chairperson