

LAFAYETTE TOWNSHIP ZONING COMMISSION
Regular Meeting
6776 Wedgewood Road, Medina, Ohio
May 3, 2011 @ 7:00 p.m.

Chair Karen Schoonover called the meeting to order at 7:00 p.m. Five members of the Zoning Commission were present: Karen Schoonover, Sherri Meinke, Dianne Wenslow, Mike Biskup and Matt Strehle. Also present was Gary Kiszak (alternate). It was announced that Jerry Cook (alternate) moved out of the township so he was no longer eligible to remain on the Zoning Commission.

Minutes

Upon motion by Mike Biskup, duly seconded by Dianne Wenslow, the April 5, 2011, regular meeting minutes were unanimously approved as submitted and signed.

Correspondence

The Secretary distributed the following items:

- Zoning Permit List to date (as prepared by the Zoning Inspector).
- May 13, 2011, APA Ohio Planning & Zoning Workshop flyer

Old Business

The Board reviewed the summary list of Top 5 Zoning Issues. The top issue – Conditional and Allowable Uses in all Zoning Districts; Renaming all Zoning Districts; and Reviewing the Code in all Zoning Districts.

The Board discussed the issue of rewriting the Zoning Code in light of the revision of the Comprehensive Plan. It was the strong consensus of all Board members that professional assistance is needed. The Board already has the names of a few people who could be contacted. The Board has the right to ask for professional assistance but the Trustees would need to provide the funding. The Board can inquire of the potential consultants as to the time frame, procedure, cost and references. There also may be grants available that could be utilized. The Chair will make some initial contacts and/or draft a letter to get information to go forward on this zoning code revision.

The Board then continued its discussion on Signage. Some items discussed included:

- Special Event Signs.
- Does a Banner Sign have to be attached to the front of a building?
- Banner Sign Definition
- Ground Sign Definition
- Wall Signs
- Wall Signs for a Corner Lot, Side & Rear Entrances
- Accessory Signs & the need for a good Accessory Sign definition.
- Maximum Sign area for all signs on a building or building unit.

Sherri Meinke indicated she would contact MCDPS to see if they have a master book of definitions and if the Board could have a copy. Sherri will also do a comparison of the definitions that the Board already discussed with the master book. A good definition for “Accessory Signs” is needed.

Board members should also look at our current Zoning Code to see if there are other places in the Code that have reference to signs.

In addition all Board members should look at the current language in the Medina County Technology Park Planned Unit Development District (TPD) as to signage. This is the only zoning district that includes signage language. To be consistent with the rest of the Code the signage language in the TPD would need to be removed and just a reference to Signage be made there. The current TPD sign language needs to be compared with the Signage revision that the Board has worked on.

It was decided that a work session would be held on Tuesday, May 17, 2011, at 7 p.m. to discuss signage definitions, to review the TPD signage, and to review the signage language that has been determined to date.

Announcements

- Zoning Commission regular meeting: Tuesday, June 7, 2011, at 7 p.m.
- MCDPS zoning workshop “BZA”: Wednesday, May 18, 2011, 6:30 p.m.
- APA Ohio 2011 Planning & Zoning Workshop – Friday, May 13, 2011.
- Zoning Commission workshop, Tuesday, May 17, 2011, at 7 p.m.
- Township Clean-Up Day, Saturday, May 8, 2011, 8 a.m. – 12 noon
- Medina County Pet Adopt-A-Thon, Saturday, May 8, 2011, 10 a.m.-3 p.m.
- Lafayette Township Community Work Days – May 5, 14 & 21 @ 2 p.m.

Adjournment

Upon motion by Karen Schoonover, duly seconded by Mike Biskup, it was unanimous that the meeting be adjourned. Adjourned at 8:25 p.m.

Marlene L. Oiler, Certified PP, PLS
Lafayette Township Zoning Commission Secretary

(Note: Minutes approved on 6/7/11.)