

Glendale **P**lanning and **H**istoric **P**reservation **C**ommission
Monday, November 1, 2021
Meeting Minutes

Pursuant to notice, the Glendale Planning & Historic Preservation Commission met at 5:30 pm on Monday 1 November 2021 at the Glendale Town Hall.

In Attendance: Chairman Tom Breidenstein, Vice Chairman Tom Kerr, Secretary Leslie Cooper and members Bob Kooris, Dan Mayzum and Mayor Don Lofty. Village Administrator David Lumsden and Village Clerk Becky Terrell were also present. Members Beth Sullebarger and Randy Green were absent. Unless otherwise indicated, it should be assumed that Mayor Lofty has abstained on all Commission votes, either because they involved Certificates of Appropriateness or because they involved matters which are likely to come before Council where he presides.

Chairman Tom Breidenstein called the meeting to order at 5:30 p.m. and declared a quorum present

Agenda Items

I. Review and approval of 4 October 2021 Regular Meeting Minutes.

Mr. Kooris moved to approve the minutes as submitted. Vice Chairman Kerr seconded the motion and it passed via unanimous Planning Commission voice vote.

II. New Business

Appropriateness Review of Official Applications

1. **65 Coral Ave, Village of Glendale, Demolition.** Village Administrator Lumsden was present to represent the application stating that this is a preemptive measure under the assumption that the Village will have to demolish the building in accordance with the Building Inspector. The mortgage holder has been advised of the condemnation status and said they would make improvements but all improvements to date have not meet the Building Inspector's requirements and the building is still condemned. Chairman Breidenstein asked about the demolition requirements and Village Administrator Lumsden stated that the supporting documentation regarding economic cost to bring to usable state was attached to the application. Mr. Kooris moved to approve the request for demolition. Mr. Mayzum seconded the motion. Chairman Breidenstein asked if the Village owns the property and

- Village Administrator Lumsden stated that the property is owned by and the taxes are being paid by a company called Loan Care. They have been contacted to remedy the property and they indicated they would demolish the property but no application has been made thus far. Should the Village ultimately demolish the building a lien will be placed against the property to recover costs. The motion passed via unanimous Commission voice vote.
2. **174 W. Sharon Ave/3 Annadale Ln, Robert Ramsey, Lot Split.** Mr. Ramsey was present to represent the application stating that they own 3 Annadale and the intent is to purchase part of the backyard of 174 W. Sharon and consolidate it into their lot. A survey has been completed and a 77B was filed the next step is Planning Commission approval to move forward. Following purchase completion, a real estate attorney will file the paperwork to consolidate the lot and have the platte changed. Vice Chairman Kerr asked if the property was in the historic district and Village Administrator Lumsden said that it is not in the historic district. Vice Chairman Kerr moved to approve the application as submitted. Mr. Mayzum seconded the motion and the motion passed via unanimous Commission voice-vote.
 3. **1133 Congress, Glendale Florist Beth Lauter, Awning Replacement.** Ms. Lauter was present to represent the application stating that the current awning is beyond repair and she has been advised to replace the awning. There will be no lettering or writing on the proposed awning. Mr. Kooris moved to approve the application as submitted. Vice Chairman Kerr seconded the motion and it passed via unanimous Commission voice-vote.
 4. **965 Forest, Christ Church, Mr. Tom Chester, Install Directional Signage.** Mr. Chester was present to represent the application stating that signage is needed for visitors who are not familiar with the campus parking and entry points. There are many special events hosted by the Church that draw visitors that are not familiar with the Church campus and signs similar to those installed in the Village Square at Willow will be installed. Chairman Breidenstein asked how many signs will be visible from the street and Mr. Chester stated that 2 will be visible from the street and the rest are on campus. Vice Chairman Kerr asked if the signs meet the requirements and Village Administrator Lumsden noted that the signs meet ordinance 154.27 relative to religions and private signage. Vice Chairman Kerr motioned to approve the application as submitted. Mr. Kooris seconded the motion and the motion passed via unanimous Commission voice-vote

IV. Public Comment & Other Business - No Public Comments or other business was discussed

- V. **Adjournment:** At 5:46 p.m. Mayor Lofty motioned to adjourn the meeting Vice Chairman Kerr seconded the motion and it passed unanimously via Planning Commission voice vote.

Next regular meeting – Monday December 6, 2021 at 5:30 pm

Submitted by Secretary Leslie Cooper

As assisted by Clerk Becky Terrell