

## Lemoyne Planning Commission Meeting Tuesday, November 18th, 2008

In attendance:

Susan West  
Ron Frank  
Omar Syed  
Barb Byrem  
Dick Crowley  
Thomas Bank (recording)

Meeting called to order at 6:36 by Susan West

The land development plan for the Storage Depot was tabled until the December meeting as the owner had called and informed Ron Frank that he had not heard back from the county yet. The owner was not in attendance at this meeting. Ron stated that he would distribute the comments from the county when he received them in preparation for the December meeting.

Susan West distributed copies of the final draft of Article 13 of the Zoning Ordinance relating to signs. Council had met and reviewed the document. There were several areas the council asked for further review in order to clarify intent.

- Page 2: It was recommended that all time limits for an abandoned sign be changed to thirty (30) days from ninety (90) days.
- Page 3: A sentence was added to the paragraph defining *advertising sign* to differentiate it from a business identification sign.
- Page 3: The definition for *double-faced sign* was deleted.
- Page 3: The definition for *frontage*. The word "or" in the first sentence relating to property boundary adjoining a street *or* the length of building facing said street. The question was whether it should be the greater distance, lesser distance, or otherwise intended.
- Page 4: The definition for *multi-faced sign* was added.
- Page 5, Section 1304, sub-section A, paragraph 5: The wording was changed to clarify intent for irregularly shaped buildings.
- Page 6, Section 1304, sub-section C: The question was raised concerning properties where the public right of way extends to the building face.
- Page 6, Section 1304, sub-section D, paragraph 2: A sentence was added to clarify the distinction between indirect illumination and the illumination provided by neon or EMC signs.

- Page 6, Section 1304, sub-section E: A sentence was added to clarify what conditions constituted disrepair of a sign.
- Page 6, Section 1304, sub-section F: Changes to the paragraph include bi-annual to annual inspection and the final paragraph shall read “If any sign is illegally installed, the Zoning Officer shall order the removal of the sign at the expense of the owner or lessor.”
- Page 7, Section 1305, sub-section F: The distance of six feet was questioned for projection from the face of a building. It was suggested that this should be much less.
- Page 7, Section 1305, sub-section G, paragraph 3: The word “existing” was added to historic buildings.
- Page 8, Section 1306, sub-section G: It was discussed that the new sign permit form shall have an item to record the date of the end of an event. It was also discussed that a resolution would be passed to designate fees to allow updates and changes to fees.
- Page 8, Section 1306, sub-section I: Paragraph was reworded to include wall signs, open/closed signs, and area reworded to “provided that each sign” does not exceed two (2) square feet.
- Page 9, Section 1306, sub-section L: “Governmental” was changed to “U.S. Federal, State, or municipal governmental”
- Page 9, Section 1306, sub-section O: Added “Exempt temporary political signs shall not be posted until within 30 days of the polling date and shall be” Ron Frank voiced approval that this change met his intent.
- Page 9, Section 1307, sub-section A: Deleted and remaining items re-lettered accordingly.
- Page 10, Section 1307, sub-section C: Added to disallow internally illuminated signs, but not neon signs. There was discussion that this disallows most common commercial signs such as those at Burger King and KFC at the Lowther / Third intersection and along Market Street at Blockbuster, CVS, and others. The question was made as to whether this was the intent of Council.
- Page 10, Section 1307, sub-section O: A sentence was added to exempt sponsorship signs at park events.
- Page 14, Section 1309, sub-section F, paragraph 2: The question was raised as to what constituted “operational conformance” of these signs. This refers to Section 1304, sub-section D. It was then questioned whether this paragraph should directly reference that section.
- Page 15, Section 1309, sub-section K, paragraph 3: It was requested that wording for a lien against the property owner be added to the second to the last paragraph relating to removal of signs by the zoning officer.

- The final item was that the Council had recommended that an aesthetics clause be added to the signs ordinance, but that there was question as to how this should be worded such that it was enforceable.

The meeting was adjourned at 7:50 with the next meeting date scheduled for Tuesday, December 16th at 6:30 p.m.