

**AGENDA**  
**CITY OF EUCLID**  
**PLANNING AND ZONING COMMISSION**  
**(REGULAR MEETING)**  
EUCLID MUNICIPAL CENTER - COUNCIL CHAMBERS  
TUESDAY, OCTOBER 11, 2016 – 7:00 PM

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**CALL TO ORDER:**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL OF MEMBERS:**

**APPROVAL OF MINUTES:**

**COMMUNICATIONS:**

**OLD BUSINESS:**

<b>Owner</b> C M P Properties Ltd Part & MJ 940 LLC 940 Babbitt Road Euclid	Ohio	44123	<b>Applicant</b> Doug Dorer and Charles Sims Partner <i>dba</i> Sims Buick 940 Babbitt Road Euclid	Ohio	44123
			<b>Attorney</b> David Lynch 333 Babbitt Road Euclid	Ohio	44123

**RE: 2016-VAR-07**  
**PP# 643-19-026**  
**940 Babbitt Road ([map](#))**  
**Variance**  
*Ward #8*

Doug Dorer and Charles Sims Partner Sims Buick, tenants and C M 940 LLC, Owner, have submitted an application requesting the required variances to alter the way messages are delivered on an existing electronic changeable copy sign located at 940 Babbitt Road, a U4-Local Retail or Wholesale Store District. The applicant is requesting relief from the section of the Euclid Codified Ordinances requiring all portions of the message to have a minimum duration of ten seconds and be a static display; and, the maximum duration of

the transition of the electronic image or message change shall be no more than two seconds. Two motions requested.

1. A motion to grant a variance to a section of the Euclid Codified Ordinances from ten (10) seconds of stable display to five (5) seconds – a variance of five (5) seconds per display – for an existing electronic changeable copy sign located on PP# 643-19-026.

*1390.09(a)(1)A.*

2. A motion to grant a variance to a section of the Euclid Codified Ordinances to allow a scrolling transition time of four (4) seconds from a maximum transition time of two (2) seconds – a variance of two (2) seconds per transition – for an existing electronic changeable copy sign located on PP# 643-19-026.

*1390.09(a)(1)B.*

### **NEW BUSINESS:**

**Owner**

Palisades Bowl, Inc.  
Russell F. Berzin, President  
2775 Bishop Road  
Willoughby Ohio 44092

**Applicant**

House of Jubilee  
Bishop Willie Trotter  
1331 East 260<sup>th</sup> Street  
Euclid Ohio 44132

**RE: 2016-VAR-15**

**PP#s 648-26-004**

**1331 East 260<sup>th</sup> Street ([map](#))**

**Variance**

*Ward #3*

Bishop Willie Trotter, House of Jubilee, has submitted an application requesting the required variances to erect an approximate 16-foot tall, 56 square foot, double-sided, internally illuminated, pole sign placed approximately four (4) feet from the right-of-way line located at 1331 East 260<sup>th</sup> Street, U6-Industrial and Manufacturing District. The applicant is requesting relief from the section of the Euclid Codified Ordinances requiring signs have a maximum height of five (5) feet, an area of no more than 40 square feet, and have a setback equal to the height of the sign. Three motions requested

1. A motion to grant a variance to a section of the Euclid Codified Ordinances to permit the height of a new sign to be no more than 16 feet in height from the maximum five (5) feet in height – a variance of no more than 11 feet – located on PP# 648-26-004
2. A motion to grant a variance to a section of the Euclid Codified Ordinances to permit the area of a new sign to be 56 square feet in from the maximum 40 square feet – a variance of 16 square feet – located on PP# 648-26-004

3. A motion to grant a variance to a section of the Euclid Codified Ordinances to permit the setback of a new sign to be no less than four (4) feet from the easterly right-of-way property line – a variance of approximately 12 feet - located on PP# 648-26-004

*1390.05(e)(1)A.2.*

**Owner**

1160 Properties LLC  
Jeffrey Beres, Authorized Representative

10800 Kirtland Lakes Boulevard  
Kirtland Ohio 44094

**Applicant**

Nathan O. Meyer, Zoning & Development  
Manager, PBM Wireless services (Agent)  
on behalf of New Par, *dba* Verizon Wireless

6869 Windjammer Drive  
Brownsburg Indiana 46112

**RE: 2016-VAR-16**  
**PP# 646-13-003**  
**1160 East 222<sup>nd</sup> Street ([map](#))**  
**Variance**  
*Ward# 4*

Nate Mayer, on behalf of New Par, *dba* Verizon Wireless, has submitted an application requesting the required variances to erect a 199-foot tall monopole wireless facility within an 80' x 80' space located at 1160 East 222<sup>nd</sup> Street, a U6 - Industrial and Manufacturing District. The applicant is requesting relief from the section of the Euclid Codified Ordinances requiring landscaping per *Section 1399.03(f)*; artificial lighting per *Section 1399.03(j)*; underground utilities per *Section 1399.03(u)*; and, requiring facilities to be set back from all property lines, abutting parcels, recorded rights-of-way and road and street lines a distance of at least 250 feet. Four motions requested\*

1. A motion to grant a variance to a section of the Euclid Codified Ordinances to waive the landscaping requirements for new monopole wireless telecommunications site located on PP# 646-13-003  

*1399.03(f)*
2. A motion to grant a variance to a section of the Euclid Codified Ordinances to waive the artificial lighting requirements for new monopole wireless telecommunications site located on PP# 646-13-003  

*1399.03(j)*
3. A motion to grant a variance to a section of the Euclid Codified Ordinances to waive the requirement that all utility lines from the utility source to the wireless telecommunications facility to be installed underground  

*1399.03(u)*
4. A motion to grant a variance to a section of the Euclid Codified Ordinances to waive the requirement that the wireless telecommunications facility be set back

from all property lines, abutting parcels, recorded rights-of-way and road and street lines a distance of at least 250 feet

1399.03(x)

**\*NOTE: CONFIRMATION BY ARCHITECTURAL REVIEW BOARD AND CITY COUNCIL REQUIRED**

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<b>Owner</b>			<b>Applicant</b>		
City Of Euclid			Jonathan Holody, Planning and Development		
585 East 222 <sup>nd</sup> Street			Director, City of Euclid		
Euclid	Ohio	44123	585 East 222 <sup>nd</sup> Street	Euclid	Ohio 44123

**RE: 2016-VAR-17**  
**PP# 642-11-045**  
**Brock Court Entrance ([map](#))**  
**Variance**  
*Ward #5*

Allison Lukacsy, Community Projects Manager, on behalf of the City of Euclid, has submitted an application requesting the required variances to erect a new 5' x 3' single-faced, instructional ground sign for a property located on PP# 642-11-045, a U4-Local Local Retail or Wholesale Store District and part of the Downtown Overlay District. The applicant is requesting relief from the section of the Euclid Codified Ordinances requiring the setback from the right-of-way to be equal to the height of a sign; a "visibility triangle" at driveways; and, the exclusion of off-premise advertising. Said sign received conceptual approval from the Architectural Review Board at their September 22, 2016 meeting. Three motions requested.

1. A motion to grant a variance to a section of the Euclid Codified Ordinances to permit the setback of a new sign to be four (4) feet from the public right-of-way – a variance of one (1) foot – located on PP# 642-11-045

*1390.05(e)(1)a.1.*

2. A motion to grant a variance to a section of the Euclid Codified Ordinances to waive the requirement for a "visibility triangle" at a driveway entrance located approximately 28 feet from the northeast corner of PP# 642-11-045

*1390.10(a)*

3. A motion to grant a variance to a section of the Euclid Codified Ordinances to waive requirement prohibiting off-premise advertising for a property located on PP# 642-11-045

*1390.13(f)*

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**MATTERS OF CONCERN:**

**Euclid City School System – Phase II**

Presentation of preliminary designs for changes to the Euclid High and Junior High School campuses

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**Ord #128-16: Chapters *1371 Nonconforming and Existing Uses; Restoration and 1375 Use District Exceptions***

Review and make recommendation to City Council on proposed Ordinance #128-16, amending Chapters *1371 Nonconforming and Existing Uses; Restoration and 1375 Use District Exceptions* as referred by City Council.

**\*NOTE: CONFIRMATION BY CITY COUNCIL REQUIRED**

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**PUBLIC PARTICIPATION:**

**DIRECTOR’S REPORT:**

**INFORMAL COMMENTS OF COMMISSION MEMBERS:**

**ADJOURNMENT**