



Minutes
Zoning, Planning and Appeals Commission
held on Wednesday, February 8, 2023
at 7:00 p.m.

I. CALL TO ORDER:

The meeting was called to order at 7:00 p.m.

II. ROLL CALL/ATTENDANCE:

Present in Person: Commissioners: Richard Flanagan, David Figareli, Joseph Kisiel, David Powrozek, Michael Bowcock, Rose DePinto and Phil Dindia

Others Present in Person: Chairman Chad Meyers, Secretary Renee Tedesco, Village Planner Mitchell Anderson, and Corporate Counsel Ryan Morton

Absent: Brian Curry

III. APPROVAL OF MINUTES:

Chairman Meyers called for a motion to approve the minutes from the January 11, 2023 meeting. A Motion was made by Commissioner Flanagan and seconded by Commissioner Dindia.

Motion carried unanimously on a voice vote.

IV. OLD BUSINESS

No Old Business.

V. NEW BUSINESS

- a. **PUBLIC HEARING – Case No. 23-V-02;** Multiple variances pursuant to Section 154.098(A)(2) of the New Millennium Village Code to permit signage upon the roofs of each principal building, increase the allowable square footage of electronic message signage, and increase the allowable square footage of wall signage, within the C-2 Community Shopping District, upon the properties located at 9950 Lawrence Avenue, 4825 Scott Street, and 4849 Scott Street.

Motion to Open Hearing was made by Commissioner Flanagan and seconded by Commissioner Figareli.

Motion carried unanimously on a voice vote.

Krzysztof Bhelecki and Anna Seyda of 365 Holdings LLC., owners of the buildings located at 9950 Lawrence Avenue and 4825 and 4849 Scott Street, were sworn in to address The Board.

The applicants are requesting a variance to the existing codes in order to remove the existing signage boards on top of each building in exchange for larger electrical signs which will make it easier to change the marquee. The new signs will be double the existing allowance per village code.

General questions were asked by The Board such as what the signs would be used for and if they would be able to be dimmed. The applicants explained the signs will only display information for the tenants of each building and may display the tenants' logos and phone numbers, but will not be used for advertisement. The signs will change information every 10 seconds and can be dimmed.

After discussion, The Board moved to vote on the following:

A Motion was made by Commissioner Flanagan and seconded by Commissioner Kisiel to approve the variance from the roof signage limitations stated in section 154.095(D)(4)(c) of the code allowing signage atop each principal building.

Motion carried unanimously on a voice vote.

Ayes: Chairman Meyers and Commissioners: Flanagan, Figareli, Kisiel, Powrozek, Bowcock, DePinto, and Dindia.

Nayse: None.

Abstentions: None.

Motion Carried by a count of 8 "aye" votes to 0 "Nayse" and 0 abstain and 0 absent.

A Motion was made by Commissioner Flanagan and seconded by Commissioner Dindia to approve the additional variance to increase the allowable square footage of electronic message signage stated in section 154.042(B0(3)(d) of the code allowing 375 square feet of electronic message signage on the property.

Motion carried unanimously on a voice vote.

Ayes: Chairman Meyers and Commissioners: Flanagan, Figareli, Kisiel, Powrozek, Bowcock, DePinto, and Dindia.

Nayse: None.

Abstentions: None.

Motion Carried by a count of 8 "aye" votes to 0 "Nayse" and 0 abstain and 0 absent.

A Motion was made by Commissioner Flanagan and seconded by Commissioner Dindia to approve the additional variance to increase the allowable square footage of wall signage stated in section 154.095(D(4)(b) of the code allowing an additional 100 square feet of wall signage at 9950 Lawrence.

Motion carried unanimously on a voice vote.

Ayes: Chairman Meyers and Commissioners: Flanagan, Figareli, Kisiel, Powrozek, Bowcock, DePinto, and Dindia.

Nayse: None.

Abstentions: None.

Motion Carried by a count of 8 “aye” votes to 0 “Nayse” and 0 abstain and 0 absent.

b. Discussion – ZPA meeting time.

A brief discussion amongst The Board to decide if the ZPA meeting time should be changed. All members agreed to keep the meeting time for 7pm. No vote was needed.

VI. PUBLIC COMMENT: No additional public comment.

VII. MOTION TO ADJOURN:

There being no further business, a motion to adjourn was made by Commissioner Figareli and seconded by Commissioner Flanagan.

Motion carried unanimously on a voice vote.

Meeting adjourned at 7:16pm.