

The Corydon Planning and Zoning Commission met on Monday, March 6, 2017 At 7:30 pm. The meeting was called to order by President Glenn Thienel with the following members forming a quorum: Judy Kennedy, John D. Kintner, Eva North, Andrew Reich, Lester Rhoads and Jill Timberlake. Attorney Chris Byrd was present.

Commission President Glenn Thienel led the Pledge of Allegiance.

The first item on the agenda was the approval of the minutes from the February 6, 2017 meeting. A motion to approve the minutes was made by John D. Kintner. The motion was seconded by Eva North and passed 7-0.

The second item on the agenda was the approval of façade signage for Better Ink Twice located within the Special Sign District at 115 East Beaver Street in a B-2 zone. Owner Jannon Ison was present. After a brief discussion and confirmation the vinyl sign would be securely attached to the awning, a motion to approve the signage was made by Jill Timberlake. The motion was seconded by Judy Kennedy and carried 7-0.

The third item on the agenda was the approval of window signage for Keller Williams Realty Consultants located within the Special Sign District at 209 North Capitol Avenue in a B-2 zone. Owner Craig Eberle was present. After a brief discussion a motion to approve the signage was made by Lester Rhoads and seconded by Andrew Reich. The motion carried 7-0.

The fourth item on the agenda was the approval of window and sidewalk/menu board signage for Old Capital Barber Shop located at 116 East Chestnut Street. Owner Craig Warren was present and spoke briefly about wanting to have a retro barber shop within the Historic District. He stated he would be offering straight razor shaves by appointment. After a brief discussion regarding the regulations associated with sidewalk/menu board signage, a motion to approve the signs was made by Eva North and seconded by John D. Kintner. The motion carried 7-0.

The Executive Secretary updated the Commission on the status of the violation by Shafer Capital, LLC. The Secretary said all the paperwork for a variance had been submitted by email, but the fee had not been paid. She requested permission to remind Jennifer Shafer the variance fee must be paid before the publication deadline of 12:00 pm on Friday, March 10, 2017. Jill Timberlake made a motion to have the Secretary notify Ms. Shafer of the deadline. She further added if the fee was not paid by Friday, Attorney Chris Byrd should send a thirty (30) day notice that fines would be imposed on the violation. Lester Rhoads seconded the motion and it carried 7-0.

President Glenn Thienel opened the floor to discussion regarding the Sign Ordinance. Andrew Reich stated no one from the Commission had contacted him to date regarding amending the ordinance. Glenn Thienel handed out excerpts from the Town of Clarksville sign ordinance. He said he had scanned the ordinance online and it was more restrictive than Corydon's. Andrew commented he felt the Commission spent a lot of time on sign approval and the Executive Secretary should be able to approve them. He further stated maybe business owners could just come in, present their signs to the Secretary, receive guidance and not have to obtain a permit. He felt the process was complicated and possibly appeared unwelcoming to new businesses. The Executive Secretary stated the process was really simple as she prepared the paperwork on behalf of the business owners. The only complaint she had ever had from business owners was that they had to personally appear before the Commission and present their signage for approval. She further added the required presence of the business owners was suggested by one of the

commission members so if the Commission had questions they could be answered. Resident, Tim Johnson stated he felt sign approval was one of the purposes of having a Commission. Andrew Reich said he would do some more research and hopefully have some information to send to members of the Commission soon.

The last topic opened for discussion was the violation by Mike Sphire owner of property located at 129 South Mulberry Street. The Executive Secretary stated while the rehabilitation activity had come to a halt she felt documentation of some type should be in the file in the event the Town's files were reviewed by the DNR. Documentation would show the Town had made an effort to stop the violation. Andrew Reich said he had reviewed and researched FEMA articles and could confirm the Town's Ordinance was not in excess of FEMA standards and/or regulations. John D. Kintner stated he felt the flood rules were too stringent. Andrew Reich agreed, but added there is no way to get around the regulations. He provided a draft of a document called "Notice for Work on Existing Building in Flood Hazard Area" he had found while doing his research. After a lengthy discussion, a motion was made by Andrew Reich to have Attorney Chris Byrd send the "notice" by certified mail to Mr. Sphire and give him a deadline to address the requirements. In the event, Mr. Sphire does not respond a "Stop Work Order" should follow the notice. Lester Rhoads seconded the motion and it passed 7-0

There being no further business to come before the Commission, a motion to adjourn the meeting was made by John D. Kintner, with a second Andrew Reich. The motion passed 7-0.

DATE APPROVED: 5/1/17  
ATTEST: *Jan Thielen*  
WITNESS: *Carolyn E. Hoffbeck*