

The Corydon Planning and Zoning Commission met on Monday, October 3, 2016 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, and Lester Rhoads. Attorney Chris Byrd was present. Commission Members Jill Timberlake and Jennifer Timberlake were absent.

The first item on the agenda was the approval of the minutes from the September 6, 2016 meeting. John D. Kintner made a motion to approve the minutes with a second by Judy Kennedy. The motion carried 4-0 with an abstention by Glenn Thienel.

President Thienel announced Jennifer Timberlake had resigned from the Commission. He thanked her for her service to the Commission. He then welcomed Ms. Timberlake's successor, Andrew Reich, who was observing in the audience.

The third item on the agenda was a request for approval of a freestanding sign. Amber Gray was present representing Shelter Insurance on behalf of owner Charles Gordon. The business, located at 1697 Old Highway 135 NW, is in a B-2 zone. After a brief discussion, regarding the placement and size of the sign, a motion was made by Lester Rhoads to approve the signage. The motion was seconded by Eva North and passed 5-0.

The next item on the agenda was the Public Hearing for Ordinance No. 2016-12, Ordinance to Amend Ordinance No. 2013-01. President Thienel thanked the members of the Committee for their efforts in preparation of the ordinance and then opened the discussion to the Commission members. Eva North stated the need for the amendment arose from all the recent and future project activity that has begun in the Town. Attorney Chris Byrd commented about the increase in the square footage of exempt signs. President Thienel then asked if there were any questions or comments from the audience regarding the ordinance amendment. Hearing none, he then requested a motion be made to have the Executive Secretary send a recommendation of approval of the ordinance to the Town Council. The motion was made by Judy Kennedy and seconded by Lester Rhoads. The motion passed unanimously 5-0.

The fifth item on the agenda was the discussion of a sign violation by Emery's Ice Cream located at 120 West Walnut Street. The Executive Secretary explained she had received a phone call regarding the sign and also a Commission member had brought the violation to her attention. A freestanding sign had been erected without a permit by owner Kevin Paul. A discussion was held, and the Executive Secretary was instructed to contact Mr. Paul regarding the violation.

The sixth item on the agenda was a request for approval by the Town of Corydon of two banners to be affixed to the barriers during construction of the Bicentennial Park. Eva North explained an announcement barrier would be placed at both the Chestnut and Poplar Street entrances of the construction area. A motion was made by Judy Kennedy to approve the layout with a second by Eva North. The motion passed 5-0.

The next item on the agenda was the approval of existing signage within the Special Sign District. Julie Allen, of Tease LLC apologized for not obtaining a permit prior to erecting the façade signage. Tease LLC is located at 112 North Elm Street and is zoned B-2. After a brief discussion regarding her business amenities a motion was made by Lester Rhoads to approve the signage. The motion was seconded by John D. Kintner and passed 5-0.

The eighth item on the agenda was a discussion regarding the placement of a donation bin. Genie Stamper owner of Treasures of Corydon, had requested permission to place a donation bin next to the building. The business, located at 1699 Old Highway 135 NW will be an upscale thrift store. The property is zoned B-2. A discussion was held regarding the need for a permit and if the bin would need to be anchored down as a bin of this type was not addressed anywhere in the ordinance. A motion was made by Eva North not to require a permit for the bin and that it did not need to be anchored. The motion was seconded by Judy Kennedy and passed 5-0.

The last item on the agenda was a request for a letter by a mortgage company regarding the zoning of property owned by Geoffrey and Wendy Cooper located at 515 North Capitol Avenue. Mr. Cooper explained his property is zoned B-1 and the lender was considering it a commercial property and would not class the prospective buyers loan residential. Barbara Shaw and Craig Eberle of Keller Williams, real estate agents representing the seller and buyer, were present to answer questions. Attorney Chris Byrd stated the Commission members, laws, rules and regulations are ever changing and it would not be prudent to draft a letter as the mortgage company was requesting stating the property would/or could always be used as a residence. He added he would advise additional language be added. After a lengthy discussion Lester Rhoads made a motion to have Attorney Byrd draft a letter with the appropriate wording. The motion was seconded by John D. Kinter and passed 5-0.

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 by Judy Kennedy. The motion passed 5-0.

DATE APPROVED: 11/7/16

ATTEST: Lester Rhoads

WITNESS: Caroleen L. T. Kelce