

**Brunswick Hills Township Board of Zoning Appeals
Public Hearing Minutes
November 6, 2019**

CALL MEETING TO ORDER

Chair Schigel called the Brunswick Hills Township Board of Zoning Appeals to order at 7:10 p.m. A roll call of the board was executed.

- **Board Members in Attendance:** Chris Schigel (Chair), John Bitto, Cliff Kersten, Jessica Murphy
- **Alternate Board Members in Attendance:** Robert Murphy
- **Board Members Not in Attendance:** Kimberley Hall (Vice Chair), Daryl Lucien (Alternate)
- **Others in Attendance:** Trustee John Witthuhn, Mary Jean Milanko, Secretary

Alternate board member Robert Murphy was seated for Ms. Hall to represent a full board.

APPROVE MINUTES

Approval of the July 3, 2019 Meeting Minutes

Chair Schigel asked the board if there were any questions or edits to the minutes. Being none, a motion was made to approve the minutes. **Motion:** Mr. Kersten made a motion to approve the minutes as submitted by the Secretary. Mr. Bitto seconds. **Roll Call:** Ms. Murphy-yes; Mr. Kersten-yes; Mr. Bitto-yes; Mr. Murphy-yes; Mr. Schigel-yes. Motion carries to approve the July 3, 2019 minutes.

NEW BUSINESS: Public Hearing

Chair Schigel announced to the audience as we proceed with the public evening, the public will have an opportunity to speak. He said we will call you forward and swear you in and we ask that you direct comments to the board. Mr. Schigel called the first applicant to the podium, Fred Zumpano.

Public Hearing Case #1

1. **Area Variance request by Fred Zumpano, 2460 Manchester Road, Akron, OH 44314 to build a single-family home on vacant land located at 4593 Laurel Road, Brunswick Hills, OH per Sec. 402-4 (C).**
Parcel #00102C09025. Zoning District: Rural Residential.

Fred Zumpano, 2772 Jumpers Drive, Akron, OH 4433 was sworn in. Mr. Zumpano said I designed and plan to build a single-family residence on the property at 4593 Laurel Road. He said it's designed for a local family who has a special needs child and we will tell you what some of those needs are and why this specific type of home would be appropriate for that family. He said the family Trustee, who is the caretaker of the finances, has purchased a lot for the young man who is disabled and it is my job to design and build a house for them. He said we located this property at 4593 Laurel Road and the property is about 100 feet wide; the house is 74 feet, 8 inches wide. Mr. Zumpano said he has very specific needs and we have a floor plan here and a representative of the Trustee who administers the estate from Columbus as well.

Mr. Zumpano stated that we met with Evelyn (Evelyn Czyz, Zoning Inspector) about six weeks ago and she led us through the process, but we feel for a number of reasons that the area variance we are asking for is a reasonable request and meets the spirit of your zoning laws and rules of residential zoning laws. Mr. Zumpano said we are not increasing the density and said we proposed to take 11 lots and consolidate them to one lot. He said we are in the process of doing that right now. He said just this week the Township Trustees signed off on the consolidation plat and now it's going through the rest of the Medina County process. He said it went through the Medina County Engineer's Office and the Tax Map Office today so we are going to consolidate the 11 lots into one.

Mr. Zumpano said there is a 40 ft. wide paved street, which you are aware of called McKinley to the east of us, so we are 15 feet off of a sewer right-of-way, but then there is the unpaved street so we feel because of that there is a pretty wide side yard setback, if you will, and we are over 55 feet away from what appears to be an abandoned home there on Laurel Road. He said to the west the Heritage Farm would be the neighbor and actually the parking lot of that farm and so we would be about 180 feet from that structure. He said we are relatively centered in the site itself and we are off-set by 15 feet because of the sewer easement that runs along McKinley. The only neighbor is that single-family home immediately to the east and we think the presence of a new a new single-family home next-door will be a benefit to the community but also to whatever is happening to that property next-door, whether it needs fixed up or torn down or re-used as a new home site.

Mr. Zumpano said so we don't think the character of the neighborhood would be altered by the presence of a new home and we think we are meeting the spirit and intent of the Rural Residential zoning requirements so we ask for that permission and would be happy to answer more questions and we also have a representative of the Trustee that owns the property to help answer questions.

Mr. Bitto asked what did you say your footage was from the east side of McKinley? Mr. Zumpano said 15 feet. Mr. Schigel said and you said that was due to a sewer right-of-way? Mr. Zumpano said correct and pointed to his map and said right here is the property line and there is a sewer easement on both sides of that property line for the sewer that runs down McKinley. He said we propose to tap into that sewer and we have plans into the Medina County Engineer's Office so we do have permission and we have the plans depending on this board's approval to tap into it and pointed to the property line 15 feet off. Mr. Kersten asked Trustee Witthuhn to confirm that the Trustees did sign off on that. Trustee Witthuhn confirmed they signed the Mylar on that yesterday.

Mr. Schigel asked if we know if the Trustee who purchased the property knew about the zoning laws that are 20 feet on each side? **Ms. Pamela Bridgeport, Dinsmore & Shohl LLP, Trustee**, stated we did not. Mr. Schigel said with the Historical Farm to the west of it, are there any stipulations there that we are aware of? Mr. Schigel said I just saw a parking lot there and I didn't see anything else that we should be aware of. Mr. Schigel said and so you're working with zoning on condensing those 10 lots into one, correct and so tonight you are just here for the side yards. Mr. Zumpano said yes, that is correct and as soon as all the entities that we presented the Mylar to yesterday, the plat, for signing and now it is going through the steps here in Medina County. Mr. Schigel asked if it is a two-story home or single-story home? Mr. Zumpano said it is a single-story home and it needs to be single-story home.

Public Comment

1. **Pamela Bridgeport, Attorney with Dinsmore & Shohl, LLP, 191 West Nationwide Blvd, Suite 300, Columbus, OH 43215 was sworn in.** Ms. Bridgeport stated my law firm represents Michael A. Renne, Trustee of the trust that owns the property, which was set up as a result of a personal injury lawsuit. She said the trust beneficiary is an 8-year old boy who was essentially deprived of oxygen through the birth process. Ms. Bridgeport said he has cerebral palsy, he has global developmental delays, he has seizures and has impaired mobility. She said he is going to be in a wheelchair for the rest of his life. Ms. Bridgeport said this particular home was designed specifically for the trust beneficiary. It is a single-story home with wide doorways and a very open floor plan. Ms. Bridgeport said it has a suite that has been designed for maneuverability with his wheel chair; there is a lift system in the ceiling from his bedroom to his bathroom area as well as an indoor hot tub that is going to serve as a water therapy place. She said the trust beneficiary benefits from the water and it is very difficult to get him to a public pool or someplace where he can be in the water, especially in the winter. Ms. Bridgeport said the house has been totally designed with the trust beneficiary in mind and it has also been designed to last him for his lifetime. She said if and

when his parents are not around the other bedrooms could be used as caretaker bedrooms. She said he has been doing amazing and the family wanted to stay here and build a home here so they could be with their family and could be in this particular community.

Questions and Discussion by the Board

Mr. Murphy asked the builder how much of a variance he is asking for on each side of the house. Mr. Zumpano said we would be 15 feet from the east side, which is a five-foot variance and the west side would be at 10 foot; it's a 10-foot setback variance. Mr. Schigel said and on the west side that is where the historical barn is and that is about 180feet away? Mr. Zumpano said yes about 180 feet; we are closer to the parking lot.

Public Comment: None

Sec. 1005-1 Area Variances – Review of the Duncan Factors

- 1. Whether the property in question will yield a reasonable return and whether there can be any beneficial use of the property without the variance.** Mr. Bitto-no; Mr. Schigel-no; Mr. Murphy-yes; Ms. Murphy-no; Mr. Kersten-no.
- 2. Whether the variance is substantial.** Mr. Bitto-yes; Mr. Schigel-no; Ms. Murphy-yes; Mr. Murphy-no; Mr. Kersten-no.
- 3. Whether the essential character of the neighborhood will be substantially altered and whether adjoining properties will suffer interference with their proper future development and rights as a result of the variance.** All board members said no.
- 4. Whether the variance will adversely affect the delivery of governmental services.** All board members said no.
- 5. Whether the property owner purchased the property with knowledge of the zoning restriction.** All board members said no.
- 6. Whether the property owner's predicament can be obviated through some method other than a variance.** Mr. Bitto-no; Mr. Murphy-yes; Mr. Schigel-no; Mr. Kersten-yes; Ms. Murphy-yes.
- 7. Whether the spirit and intent of this Zoning Resolution will be observed and substantial justice done by granting the variance.** All board members said yes

Motion to Approve Area Variance for 4593 Laurel Road

Motion: Mr. Schigel made a motion to approve the variance side yard measurements of 15 feet on the east, to 10.2 feet on the west for 4593 Laurel Road. Mr. Bitto seconds. **Roll Call:** Ms. Murphy-yes; Mr. Kersten-yes; Mr. Murphy-yes; Mr. Bitto-yes; Mr. Schigel-yes. Motion carries to approve.

Chair Schigel stated any person adversely affected by the decision of Board of Zoning Appeals may appeal to the Court of Common Pleas of Medina Court on the grounds that such decision was unreasonable or unlawful. They have 30 days from the date the decision letter is signed to appeal. Mr. Schigel said that decision letter will be signed on Wednesday, December 4, 2019.

Public Hearing Case #2

2. Use Variance request by Tony Destro, Medina County Welding, to purchase the property and move welding shop to property located at 301 Marks Road, Brunswick Hills Ohio per Sec. 702(B) and Sec. 705. Parcel #001-02A-10-033. Current Zoning District: R-1 Residential; Grandfathered in as Commercial (C-1).

Anthony Destro, (Medina County Welding) 4776 Baywood Drive, Brunswick, OH 44212 was sworn in.

Mr. Destro stated I am hoping to purchase the property at 301 Marks Road from Mrs. Cheyney and put my welding shop there. He said I am the only one who will be working there, but I do most of my work off-site so I will just be setting up tools in there like a CNC Cutting Machine and a welder, storing some steel and doing some fabrication work in the building. Mr. Destro stated he wants to have his own shop and he's been leasing a building for seven years in Columbia Station and moved into a bigger building in Valley City. Chair Schigel stated for clarification to the audience that whenever there is a change in business use in a C-1 that has been grandfathered in, it has to come before the board. Mr. Destro said it is a change in use for the non-conforming property.

Mr. Kersten stated he visited the property and there were quite a few junk cars there. Mr. Destro said yes and those will be gone. Mr. Destro said I will be evicting the tenant because he is not being cooperative with Mrs. Cheyney about the cars. He said she has sent him several letters and he either sends them back or doesn't open them and he won't return her phone calls. Mr. Bitto asked if that responsibility would fall on Mr. Destro. Mr. Destro said I will take responsibility once I take ownership of the property.

Chair Schigel asked Mr. Destro if there is a current business running at that location. Mr. Destro said the trucking business hasn't been there since Mrs. Cheyney's son passed away last year. He said the trucks are still there and there was somebody renting the big building, but he has been evicted. Mr. Destro said I think there is someone renting, but I don't think that it is a business but more or less stores cars there. Ms. Murphy asked if Mr. Destro is taking over the whole property and all of the responsibility of getting what's leftover out of there? Mr. Destro said yes. He said the big trucks are in probate so once that is settled those will be gone. Mr. Destro said there is an auction coming up that Mrs. Cheyney is having on November 14th to get rid of a lot of stuff that is in the building and the stuff on the right side of the building. Mr. Destro said the renter will receive a notice to remove all of the cars that are on the left side of the building and if he is not out by the time I take over the property, I'll start the eviction process. Mr. Kersten said so we are to assume that you will be cleaning up everything on the inside and the outside of the property? Mr. Destro said yes, all of the cars will be gone. He said I have one small trailer but I will park it out of the way where no one can see it. Mr. Destro said I plan on painting the buildings brown like the other buildings in the neighborhood to make it look nice. Mr. Destro said I also plan on building mounds up as a buffer especially where the nice houses are. He said I plan on being there a long time and want the neighbors to like me and respect me.

Mr. Kersten said unfortunately you moving in there could make it worse. Mr. Destro said it is a mess now. Mr. Kersten said he didn't mean anything against Mrs. Cheyney, but there are a lot of cars there. Mr. Destro said there were a few cars and trucks there when Mrs. Cheyney's husband and son ran the business. Ms. Murphy asked if somebody dumped them there. Mr. Destro said the guy who is renting the place either dumped them or knew someone who did.

Mr. Schigel asked if there were any plans for construction or electrical on the site and what changes he is making to accommodate his welding business. Mr. Destro said I will have to bring water to the building to put a bathroom in and I plan on bringing more power to the building because right now it only has 200

amps. He said I will put a septic tank in soon. Mr. Kersten said if we approve your variance are you 100% sure you will get the property? Mr. Destro said nothing is 100% but I will do all I can do to get the property assuming the bank will lend me because they have to do an inspection on the property, but I'm 95% sure. Mr. Kersten said the reason I asked that question is because you don't own the property now, so if we put a variance on the property and then you don't get the property, I don't know how that would work. Mr. Bitto said the variance goes with the property. Mr. Kersten said yes, the variance would go with the property, but do we want the variance to go with the property if he doesn't get the property. Mr. Kersten said we would be giving a variance for a specific business. Mr. Bitto said it is more of a conditional variance. Mr. Schigel asked if we can condition the variance to upon approval of purchase or no, if we approve it is just done.

Mrs. Cheyney, 301 Marks Road, Brunswick Hills, Ohio 44212 stated he has a purchase agreement that is signed. Mr. Destro confirmed I do have a purchase agreement with Mrs. Cheyney so that part is 100%. Ms. Murphy said ok so you have started the process. Mr. Destro said yes so now the next step is if the bank would approve a loan on the property and said it is in pretty good shape so I am assuming they will. Mr. Destro said I wouldn't have gone to all of this work if I didn't think they would approve the loan. Mr. Kersten said that answered my question.

Chair Schigel said he would like to know if there has been any business on the property over the last year and if we can prove that because one of the things I was looking at is for non-conforming use, it can be discontinued or abandoned if there has been no source of business for two years. Mr. Schigel asked if there is any proof of some type of business running out of there? Mr. Destro said yes, it was running until Max Cheyney, Jr. passed away and I provided information in your packets. The board reviewed the legal documents in the packet.

Public Comment

1. **Mrs. Shawn Dumann, 5260 Cheyney Lane, Brunswick Hills, OH 44212 was sworn in.** Mrs. Dumann said I have a few concerns with putting in a welding business. She said I don't know a lot about the welding business or how much noise there will be, but we live in a fairly quiet neighborhood. She said everything is residential there so I am wondering what kind of noise comes out of a welding shop and will that affect the value of the property of everybody who lives close by. She said what I do know is they have cutting machines for metal, sanding, grinding, painting and air compressors, which I would assume make a considerable amount of noise. Mrs. Dumann asked if there will be a lot of traffic in and out of the business for the deliveries of the metal and stuff? Mrs. Dumann said Mr. Destro stated doing something about blocking it off the grounds around there because I am worried what it is going to look like, because right now it does look pretty bad with all of those cars sitting there.

Chair Schigel said for property values, unfortunately we cannot judge on property values, but I will have Mr. Destro come back up to address the concerns that you raised. Mr. Schigel said Mr. Destro did address some of those concerns in his packet to us, which is probably why we didn't ask those questions. Mr. Schigel said there is one other person with public comment so we will hear that and then call Mr. Destro back up.

2. **Rosemary Jost, 1426 E. River Road, Columbia Station, OH 44028 was sworn in.** Mr. Jost said we've been Tony's (Destro) landlord for seven years and we have apartments as well as other buildings around us on our property. She said my apartment is less than 100 feet away from his building. She said unless I see him come in, even though he has a punch press, his arc welder, or whatever else he uses, you do not hear it in the apartments. She said we have five other tenants that live in the apartments which is not commercially zoned; it is residential and the other side of our property is commercial. Mrs. Jost said the only time we ever hear any traffic for him is if a steel truck might be coming in, but it is no louder than the

man who is emptying our garbage dumpster outside. Mrs. Jost said so as far as the noise for the area, no. She said Tony keeps everything very neatly stored; he doesn't leave things out and about; it's never blocking any part of the driveway. She said we've never had any concerns about any fires; he is very conscientious about his customers coming in and out; he respects our property and I would rent to him for the rest of my life. Mrs. Jost said I am sorry he is going to leave, but as far as residential goes, you wouldn't even know he was back there unless you happen to see him come in. She said that is very truthful and I really don't want to lose him, but I am happy for him if he can get this building.

Mr. Schigel asked if there are any noise ordinances that you are aware of? Mrs. Jost said no, he's been there seven years and we've never had any problems. She said our township zoning is very on top of junk and things being around properties, but he doesn't do that. He is very good with what he does there and he is very much liked by everyone he welds for. She said he is out and about more than he is in the building. She said if he has had to leave scrap because he is doing a major job, he will go and find someone he knows to come to the property while he is not there and let us know someone will be there. Mrs. Jost said and they cut up his scrap and get rid of it so it's not insight or an eyesore for anyone. She stated again he is a very good renter and hopes the board grants this for him.

3. Mr. Lynn Hasselbusch, 5255 Cheyney Lane, Brunswick Hills, OH 44212 was sworn in. Mr. Hasselbusch said we bought our house new 15 years ago and we've lived with the current property across the street from us. He said we don't touch that property, but we are across the street from that property on Cheyney. He said my concern is the noise factor, but I think more is that we've been there 15 years and before that it was a much more open rural area. He said our development went in and there are other developments going in and it seems like this is the only property that still seems to be commercial. Mr. Hasselbusch said he looked on the Medina County Auditor site and thought it was a residential property. Chair Schigel said so from reading and understanding, it is zoned residential but it was grandfathered in as commercial way back when it was written in November 5, 1993. Mr. Hasselbusch said so I'm just looking at it as that everything else around it is residential and I think this is an opportunity to keep it residential. He said if the property wants to be sold, then put a house on it because all of those houses on Cheyney Lane are two-acre properties with large houses. Mr. Hasselbusch said he agreed with what Mrs. Dumann said and that is that we are all trying to maintain our property values because we've made big investments on Cheyney Lane. Mr. Hasselbusch said those are my main concerns and I don't want to will anything bad against Mr. Destro, I would just like to see the property roll over to a residential property and have a house built on it.

Mr. Hasselbusch said I don't know how many letters were sent out, but I didn't get a letter and the only reason I'm here is because my neighbors across the street the Dumann's alerted me of this situation so I felt I should be here. Secretary Milanko checked her records and said 15 letters were sent to the surrounding/contiguous properties so it would depend on how far you are from the said property. Mr. Hasselbusch said we are part of an association and I happen to be on the board of the Boston Reserve Homeowner's Association and I don't believe they had a letter. Mr. Kersten said associations mean nothing, it has to be an individual, we do not recognize an association. Secretary Milanko said letters are sent to associations that are contiguous. Mr. Hasselbusch said I'm not doubting where the letters were sent, I'm just saying I didn't receive one and I don't know if the association received one.

End of public comment.

Additional Comments by the Applicant

Chair Schigel asked Mr. Destro to return to the podium and said that the board has reviewed the information you provided, but we would like you to address the concerns of the public comments. Mr. Destro said regarding deliveries, there won't be any deliveries before 9 a.m. or after 4 p.m. He said I usually only get semis no more than three times a month, but usually its only once or twice a month because I order all of my steel at one time. Mr. Destro said the noise with that would just be the sound of a truck backing into the driveway, it wouldn't be noisy unloading it. He said for the noise inside the building, I'm not too far away from my landlord's house now and they don't hear me, so I wouldn't imagine that the neighbors would either in that neighborhood. Mr. Destro stated I do plan to insulate all of the walls and ceilings in building to help keep the noise in if it was loud. Mr. Destro said I mostly work from 8:00 a.m. to 5:30 or 6:00 p.m., so I wouldn't make noise before 8:00 a.m. and I seldom work past 8:00 or 9:00 p.m. and if I do it wouldn't be noisy. He said I would only work that late if I'm behind on something or have to do a little welding from my jobs in the shop.

Chair Schigel asked when you get your steel delivered, where would that sit? Mr. Destro said everything will be inside. He said it is much more convenient for me to have everything inside the building so it doesn't get rusty and it is easier for me to get to. Mr. Bitto said in reality, you probably wouldn't back a truck down the driveway because there is enough space back there for them to turn it around. Mr. Destro said yes, there is enough room back there for a semi to turnaround. Mr. Schigel said and that would be once or twice a month? Mr. Destro said yes, no more than three times. He said I'm not going to say that will never happen, but it isn't an often occurrence. Mr. Schigel asked about other deliveries such as UPS or FedEx trucks. Mr. Destro said no, usually UPS goes to my house because I'm not always at the shop. Mr. Destro said every once in a while, he did have something delivered to the landlord's house but he seldom gets any deliveries like that.

Mr. Murphy asked what is the loudest machine that you have? Mr. Destro said the air compressor is probably the loudest. Mr. Murphy asked if he has a plasma cutter. Mr. Destro said I have a CNC Plasma Cutter and the loudest part of that is the air compressor. Mr. Destro said if that is loud and it's a problem, I'll move it to a room in the front of the building and insulate it so it's not noisy. Mr. Murphy said I recommend you do that.

Mr. Destro asked if he could ask people in the audience if they ever heard an air compressor running in the shop or noise coming from the shop. Mr. Bitto said direct the question to the board which he did. A woman in the audience said yes. Mr. Destro said ok, I will put it in the front room and insulate it. He said I would hate to have my shop somewhere where I don't get along with people close by me. Mr. Schigel asked if he will put in an in-ground septic tank. Mr. Destro said yes it will be whatever the code is, but it won't be by the end of this year.

Trustee John Witthuhn said the Fire Department isn't here tonight, but their only concern if this is granted is that you work with Zoning Office, the Medina County Building Department and the Fire Department to bring the building up to code if necessary. Mr. Witthuhn said I heard you mention additional electrical and so on, but obviously to have all of the correct permits, occupancy permit and again include the Fire Department on that. Mr. Destro agreed to do that.

Zoning Resolution Sec. 1005-2 Use Variances /Review of the Duncan Factors for a Use Variance

1. **Whether uses permitted in the district may be reasonably established on the property and whether they are economically viable on the property in question without the variance.** Mr. Bitto said it has been used as commercial so I will say no. Ms. Murphy said no; Mr. Schigel said no; Mr. Kersten said no; Mr. Murphy said no.
2. **Whether the variance is the minimum variance which will afford relief to the property owner.** All board members said yes.
3. **Whether the essential character of the neighborhood will be substantially altered or adjoining properties will suffer interference with their proper future development and rights as a result of the variance.** All board members said no.
4. **Whether the property in question has unique or exceptional circumstances or conditions that do not generally apply to other properties in the vicinity and within the same district.** All board members said yes.
5. **Whether the hardship condition was created by actions of the applicant.** All board members said no.
6. **Whether the spirit and intent of this Zoning Resolution will be observed and substantial justice done by granting the variance.** All board members said yes.
7. **Whether the use requested is similar in character to the permitted uses in the subject district.** Mr. Schigel said no; Mr. Kersten said no; Mr. Bitto said yes; Mr. Murphy said yes; Ms. Murphy said yes.
8. **Whether the subject property is adequate to meet the needs and requirements of the proposed use.** All board members said yes.

Motion to Approve Use Variance request by Tony Destro, Medina County Welding, to purchase the property and move welding shop to property located at 301 Marks Road, Brunswick Hills Ohio per Sec. 702(B) and Sec. 705. Parcel #001-02A-10-033. Current Zoning District: R-1 Residential; Grandfathered in as Commercial (C-1).

Motion: Mr. Bitto made a motion to approve the Use Variance of non-conforming to non-conforming as submitted for Parcel #001-02A-10-033, 301 Marks Road, Brunswick Hills, OH 44212 that it will remain a commercial use property. Mr. Kersten seconds the motion.

Discussion on the motion: Mr. Kersten asked if what Trustee Witthuhn brought up about the Fire Department, etc. should be entered into the motion. Mr. Schigel said isn't he required to do that automatically if he does put the business in? Mr. Kersten said not with the Fire Department he's not. Mr. Bitto said he is automatically required to go through the Fire Department as soon as he goes to get his permits because it is a commercial property with a commercial use.

Secretary Milanko said we have a motion and a second. **Roll Call:** Mr. Kersten-yes; Mr. Murphy-yes; Ms. Murphy-yes; Mr. Bitto-yes; Mr. Schigel-yes. **Motion carries to grant the Use Variance for 301 Marks Road.**

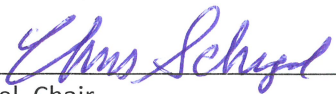
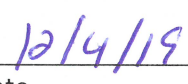
Chair Schigel stated any person adversely affected by the decision of Board of Zoning Appeals may appeal to the Court of Common Pleas of Medina Court on the grounds that such decision was unreasonable or unlawful. They have 30 days from the date the decision letter is signed to appeal. Mr. Schigel said that decision letter will be signed on Wednesday, December 4, 2019.

Additional Business or Comments from the Audience: None

Announcement of Next Meeting Date: Wednesday, December 4, 2019

Motion to Adjourn: Mr. Kersten made a motion to adjourn. Ms. Murphy seconds. **Roll Call:** All in favor. Meeting officially adjourned at 8:10 p.m.

Respectfully Submitted,
Mary Jean Milanko, Zoning Secretary

	
_____ Chris Schigel, Chair	_____ Date