

**CITY OF WEST CARROLLTON
PLANNING COMMISSION
WEST CARROLLTON, OHIO**

RESOLUTION: SSP-25-2, APPROVING A SPECIAL SIGN PROGRAM APPLICATION FOR THE APPROVED NEW 2-4 SCHOOL LOCATED AT 629 E. CENTRAL AVE. IN THE R-2 SINGLE-FAMILY RESIDENTIAL DISTRICT, BEING CITY LOT 4589 COMPRISING 19.2658 ACRES.

WHEREAS, on April 8, 2025 an application was submitted by Michael Huff, Levin Porter Architects, 3011 Newmark Dr., Miamisburg, OH 45342, agent for the owner, Board of Education, West Carrollton City Schools, 430 E. Pease Ave., West Carrollton, OH 45449 requesting approval of a special sign program application for the approved new 2-4 school located at 629 E. Central Ave. in the R-2 Single-Family Residential District, being City Lot 4589 comprising 19.2658 acres, per Section 153.18(C) of the sign code; and

WHEREAS, a Notice of Public Meeting regarding this application was mailed on April 23, 2025 to all abutting property owners within 200 feet of this project; and

WHEREAS, the application materials were posted on the City website; and

WHEREAS, on May 8, 2025 a sign regarding this matter was placed in a conspicuous location on the property; and

WHEREAS, this application was considered at an open public meeting on May 15, 2025 by the West Carrollton Planning Commission; and

WHEREAS, Section 153.18(C)(2) of the West Carrollton sign code enables the Planning Commission to review the submission of a special sign program by a property owner that need not comply with some or all of the requirements of Chapter 153: Signs.

NOW, THEREFORE, BE IT RESOLVED BY THE PLANNING COMMISSION OF THE CITY OF WEST CARROLLTON, OHIO, AS FOLLOWS:

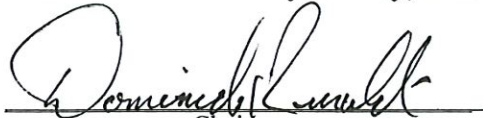
SECTION I. That the Planning Commission finds that pursuant to case SSP-25-2 the request for approval of a special sign program application for the approved new 2-4 school located at 629 E. Central Ave. in the R-2 Single-Family Residential District, being City Lot 4589 comprising 19.2658 acres, meets the requirements of Section 153.18(C)(2) of the West Carrollton sign code, and is hereby approved subject to the conditions in Section II.

SECTION II. That pursuant to case SSP-25-2 the request for approval of a special sign program application for the for the approved new 2-4 school located at 629 E. Central

Ave. in the R-2 Single-Family Residential District, being City Lot 4589 comprising 19.2658 acres, be approved with the following conditions:

1. The applicant shall provide to the city an updated specification sheet for the sign on the northern elevation, clarifying the proposed wording and dimensions of said sign, prior to issuance of a permit for said sign.

PASSED this 15th day of May, 2025.


Chairman


Secretary

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