



Agenda

OLD BUSINESS

1. Request of John Kunysz, IntelliHARTx, 129 East Crawford Street, Suite 360, for one or two additional handicap spots near 129 East Crawford Street.

07/21/2014

Mr. Kunysz stated that a few of his employees are physically challenged. They are currently utilizing the parking garage. Mr. Kunysz is requesting four handicapped parking spaces: two on the north side of East Crawford Street at Beech Street and two on the south side of East Crawford Street at Beech Street. Would also like them designated as "Employee Parking" and exempt from the 2-hour parking limit. Chief Lonyo stated that the City needs a policy moving forward regarding requests of this nature. Director Schmelzer stated that there is a private property requirement by the ADA for providing a certain number of handicapped parking spaces. There is no requirement for public right-of-way. Chief Lonyo stated that he would like to have a defined policy for handicap parking requests for the business area. He would like a map from the requestor detailing exactly where they want the four parking spaces designated as handicap parking. Also check feasibility of converting the area to the west of 129 East Crawford Street that has a drive approach into a parking space.

Motion to table request by Chief Lonyo, second by Director Schmelzer. Motion passed 4-0.

2. Request of Reid Ponx on behalf of Gardner Brothers, LLC, 16067 State Route 12, Findlay, per recommendation of City Planning Commission to make the east/west alley at 223 South Main Street one way.

07/21/2014

Mr. Ponx stated that the owner has no preference as to the direction of the one way designation. If the alley is one way going westbound it prevents stacking on Main Street or motorists trying to beat traffic when trying to turn left into the alley. Captain Young is concerned about visibility and safety entering onto Main Street. He prefers the designation be one way eastbound. Director Schmelzer stated that he will talk to the property owner to the north of the parking lot to get their feedback, and come back next meeting to discuss further.

Motion to table request by Chief Lonyo, second by Captain Young. Motion passed 4-0.

NEW BUSINESS

1. Request of Mara Wallace, Riverbend 4-H Club, to place three signs promoting Hancock County 4-H Clubs at the corporation limits.
2. Request of Dr. Jonathan Davis, 2117 South Main Street, to place speed bumps in paved alley behind 2117 South Main Street.
3. Request of Chief Gene Stump, Liberty Township Fire Department, to place 35 MPH sign and "No Thru Truck" sign on Township Road 89 eastbound at the County Road 140 intersection.

Kathy Launder

From: Paul Schmelzer <pschmelzer@findlayohio.com>
Sent: Thursday, June 19, 2014 2:55 PM
To: 'Kathy Launder'
Subject: FW: Handicap parking talk

Agenda item I emailed about.

Paul E. Schmelzer, P.E., P.S.

Safety - Service Director
City of Findlay
318 Dorney Plaza, Room 310
Findlay, Ohio 45840

Phone: 419.424.7137

From: Holly Frische [<mailto:holly@acapltd.com>]
Sent: Wednesday, June 18, 2014 3:35 PM
To: johnkunysz@intelliHARTx.com; Paul Schmelzer
Subject: Handicap parking talk

Hey John

I did touch base with Paul our safety service director regarding our conversation of an additional 1 or 2 handicap spots near your Crawford St office. So brainstorming a little with Paul it sounds as though a request for adding a space or 2 on Crawford shouldn't be a big deal that we could address that at Traffic Commission but the thought of adding parking/handicap parking to possibly Beech is a separate process that would take some time to get all our data collected.

So I have included Paul in this email and if you would like to proceed with looking at Crawford we can do that and would ask when it is added to the agenda that you are someone from your office be present to explain to the committee your request. Pretty basic. So just let me know.

Thanks John

Holly Frische
ACAP LTD
1995 Tiffin Ave Suite 312
Findlay, Ohio 45840
419-425-4660 419-425-4661 fax

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Hancock County GIS



Notes

130 East Crawford Street
Request for 1-2 handicap parking spaces

Kathy Launder

From: Paul Schmelzer <pschmelzer@findlayohio.com>
Sent: Friday, July 11, 2014 7:55 AM
To: 'Reid A. Ponx'
Cc: 'Kathy Launder'
Subject: RE: City Planning Commission Meeting

That is correct. I will take care of getting you on the agenda. Will the bulk of the parking be leased? If so, you may want to have your client consider having the alley go one-way to the west so they can exit from onto an arterial rather than wait on Main Street to make a left turn. I believe you may have issues there during peak times which is when the ingress/egress on leased parking will occur. I like that you moved the entry point off the alley farther east, but I am sure you can see an issue with a driver trying to get across multiple lanes of traffic during peak times to get into the parking lot to have to make a fairly immediate right turn.

I realize the HRPC notes recommended one-way west, but I would suggest you analyze the situation more from a traffic perspective and talk it over with your client.

Have a good weekend.

Paul E. Schmelzer, P.E., P.S.

Safety - Service Director
City of Findlay
318 Dorney Plaza, Room 310
Findlay, Ohio 45840

Phone: 419.424.7137

From: Reid A. Ponx [<mailto:RPonx@tfc-inc.com>]
Sent: Thursday, July 10, 2014 3:29 PM
To: pschmelzer@findlayohio.com
Subject: City Planning Commission Meeting

Paul,

Following up from a comment you made at the CPC Meeting today (7/10/2014). Per Site Plan Application #SP-10-2014 and this morning's approval, the owner is being requested to file request to Traffic Commission to make the east/west alley one way east. In the meeting this morning, you indicated that you would file the request with Traffic Commission.

Per the Traffic Commission website, the next Traffic Commission Meeting would be at 2:30 pm on 7/21.

Please confirm this is the meeting time, the location of the meeting, and let me know if there is anything else needed.

Thanks,
Reid

REID PONX
PROJECT MANAGER

**TFC ARCHITECTS
ENGINEERS**

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419.427.1819 OFFICE
521 S. MAIN ST. 3RD FLOOR
FINDLAY, OH 45840

<http://www.tfc-inc.com>

<http://www.facebook.com/TFCArchitectsAndEngineers>

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SITE PLAN APPLICATION #SP-10-2014 filed by Gardner Brothers, LLC, 16067 SR 12, Findlay, OH for a **parking lot to be located at 223 S. Main Street, Findlay.**

HRPC

General Information

The site in this request is located on the east side of S. Main Street in the mid 200 block. It is zoned C-3 Downtown. All surrounding parcels are also zoned C-3. The land is located within the 100 year flood plain. The Land Use Plan designates the area as Downtown.

Parcel History

The commercial structures on the site were demolished recently.
The site plan submitted in June, 2014 was tabled by the Commission.

Staff Analysis

The applicant has submitted a new site plan to address the problems that the Commission saw in the first plan. The request is for the construction of a 37 space parking lot. We understand it to be built as a leased space lot.

The new site plan has eliminated the access point from Main Street. The existing alleys to the north and east of the parcel will be used for ingress and egress for the lot. Staff prefers that the east/west alley be made one way eastbound. The applicant can apply to Findlay Traffic Commission for this request.

The wall will be constructed across the entire frontage. Concrete curb stops will be used along the alley to prohibit cars from randomly accessing the lot from the alleyway.

The previous dumpster location was also problematic. The developer has moved it back about 4' from the east side to help with visibility along the alleyway.

Staff Recommendation

HRPC Staff recommends approval with the provision to make the east/west alley one way east.

ENGINEERING

Access – Access from adjacent alleys is appropriate. We recommend the Traffic Commission consider making the alley on the north side of the lot one-way east bound to avoid conflicts at the Main Street intersection.

Stormwater Management – Site was previously 100% impervious so detention is not required, Grading plan for the lot is appropriate.

Sidewalks – Existing sidewalks will remain

Recommendation: Approval of the plan

The following permits may be required prior to construction:

- A Flood Plain Development permit
- An approved Stormwater Pollution Prevention Plan

FIRE PREVENTION

No Comment

STAFF RECOMMENDATION

Staff recommends **approval of SITE PLAN APPLICATION #SP-10-2014 for a parking lot to be located at 223 S. Main Street, Findlay subject to the following conditions:**

- Applicant files a request to Traffic Commission to make the east/west alley one way east.

DISCUSSION

Dan Clinger stated that the bumpers on the alley appear to be very close and vehicles will overhang into the alley. These should be adjusted. He also questioned why a dumpster is on the site. That is something not usually associated with a parking lot. He also asked how it was to be accessed. He wonders if a truck would need to go down the north/south alley the wrong way.

Reid Ponx replied that the dumpster could be rotated so the access would come off the parking lot. The owner asked for the dumpster because he owns some other properties nearby that could use additional dumpster space.

Mr. Clinger said he still didn't follow how they will serve the dumpster. Mr. Ponx replied that the truck can come in off Main Street through the parking lot and access it from the lot. The way it is shown now, a truck would have to come down the alley the wrong way on the east end of the parcel. Mr. Clinger questioned if a truck could make that turn into the parking lot. Mr. Ponx stated that there is no curb or obstruction at the entry so they should be able to make it. Also this should be done during off hours so there is no conflict with cars in the lot.

Paul Schmelzer stated that he just think that they need to functionally locate your bumper stops.

Mr. Clinger asked if they intended to do anything with the alley itself as far as paving. Reid Ponx replied yes. He stated that in order to get the drainage appropriate they will have to repave up to the edge of the building. With the former building being torn down, there is no good edge to match up with. The grades will be pretty much the same as they are now they just need to make a good transition between the lot and the alley. The alley is in pretty poor condition now.

Mr. Schmelzer asked if the client has any issues with one way traffic. Mr. Ponx replied that he had not indicated that he has any problem with one way traffic that he is aware of. Mr. Schmelzer stated that he can have that item added to the next Traffic Commission agenda if he would like. Mr. Ponx asked if someone needs to attend that meeting. Mr. Schmelzer commented that that is typical. He will let them know when it will be.

Matt Cordonnier said he wanted to clarify if it is to be one way east or west. Mr. Schmelzer stated that the recommendation read east. That is the way he will present it to the Traffic Commission for further discussion at that point.

MOTION

Dan Clinger made a **motion to approve SITE PLAN APPLICATION #SP-10-2014 for a parking lot to be located at 223 S. Main Street, Findlay subject to the following conditions:**

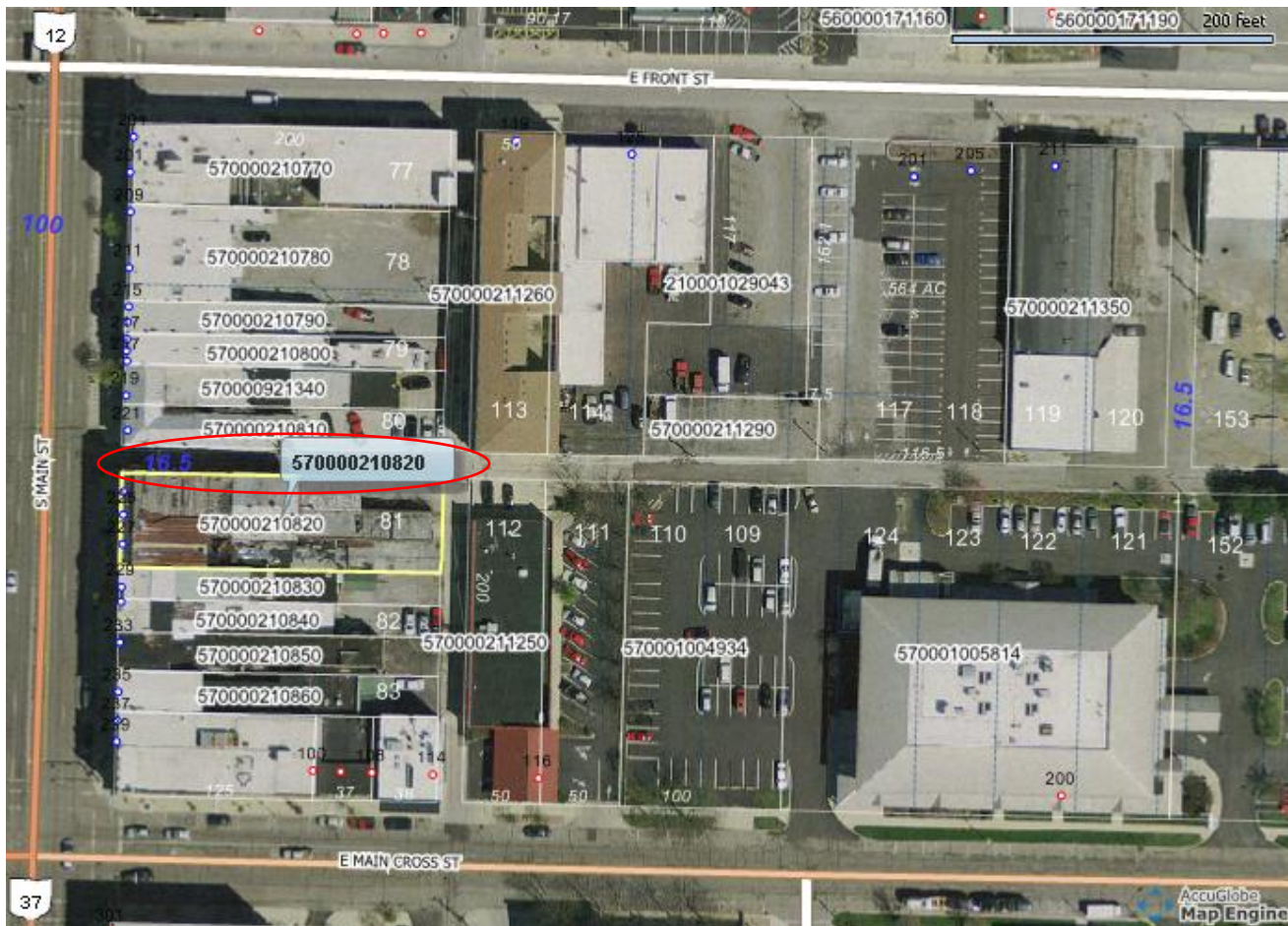
- **Alley is converted to one way**
- **The curb stops along the alley are adjusted to keep cars from overhanging**
- **Confirm that the dumpster access will not be an issue for traffic flow.**

2nd: Paul Schmelzer

VOTE: Yay (3) Nay (0) Abstain (0)

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Notes

231 South Main Street
Request to make alley one way

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Hancock County GIS



Notes

223 South Main Street
Request to make alley one way

Traffic Commission
318 Dorney Plaza, Room 310
Findlay, OH 45840

Dear Members of the Findlay Traffic Commission,

Good day. My name is Mara Wallace. I am a graduate of Findlay High School 2014, member of the 2014 4-H Advisory Council for Hancock County, 4 year 4-H Camp counselor, a 4 year member of Junior Fair Board and my club's, Riverbend 4-H Club, community service officer. On behalf of the Riverbend 4-H Club and the Hancock County 4-H Extension, I would like to request the hanging of three 4-H road signs. These three signs would recognize the current county 4-H programs and inform visitors, passer-byes, and the local community that Findlay/Hancock County is proud of our 4-H program and supports the kids who work hard to make the best better.

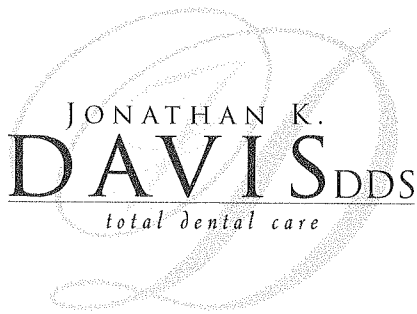
We, the Riverbend 4-H Club, would like place the three signs in locations that people will see when entering our city. Our first choice for locations would be locations near the Findlay Welcome rocks. Our second choice would be to attach them to city limit signs as you enter the city. For example the sign on 224 near Becky's School of Dance entering the city. If you have any better placement suggestions we would welcome your input. We would also like to ask if it would be possible for the club to get a picture with one of the signs as it is hung so that we can have it for our club scrap book and community service records.

I have also included an image of one of the three signs and the measurements of the signs. Thank you for you consideration.

Mara A. Wallace
mara_wallace@att.net
home-419-427-2851
cell-419-672-1115
2606 Foxfire Ln
Findlay, OH 45840



Measurements:
16 in x 24 in



RECEIVED

AUG - 6 2014

MAYOR'S OFFICE
31 July 2014

Dear Traffic Commission,

PREVENTION

BRACES
(ORTHODONTICS)

FILLINGS
(RESTORATIVE)

BONDING

CROWNS

GUM TREATMENT
(PERIODONTICS)

ROOT CANALS
(ENDODONTICS)

ORAL SURGERY

CHILDREN
(PEDODONTICS)

JAW PAIN (TMJ)

SEDATION DENTISTRY

SAME DAY RELINES

SAME DAY REPAIRS

DENTURES
(PROSTHETICS)

My name is Jonathan K. Davis and I live at 2117 S. Main St. I currently have a business at 1901 S. Main St. Both alleys behind my office and home have been paved recently by the city. The work looks very nice and is much appreciated within the neighborhood.

I'm contacting the commission today to ask that we install speed bumps within the alley way. I'm mostly concerned with the alley directly behind my home at 2117 S. Main St. This is already a busy alley and is used by many vehicles and pedestrians. During school hours, quite a few students use this area to walk home. I also have quite a few vehicles that already move fairly quickly down the alley well above any posted limit.

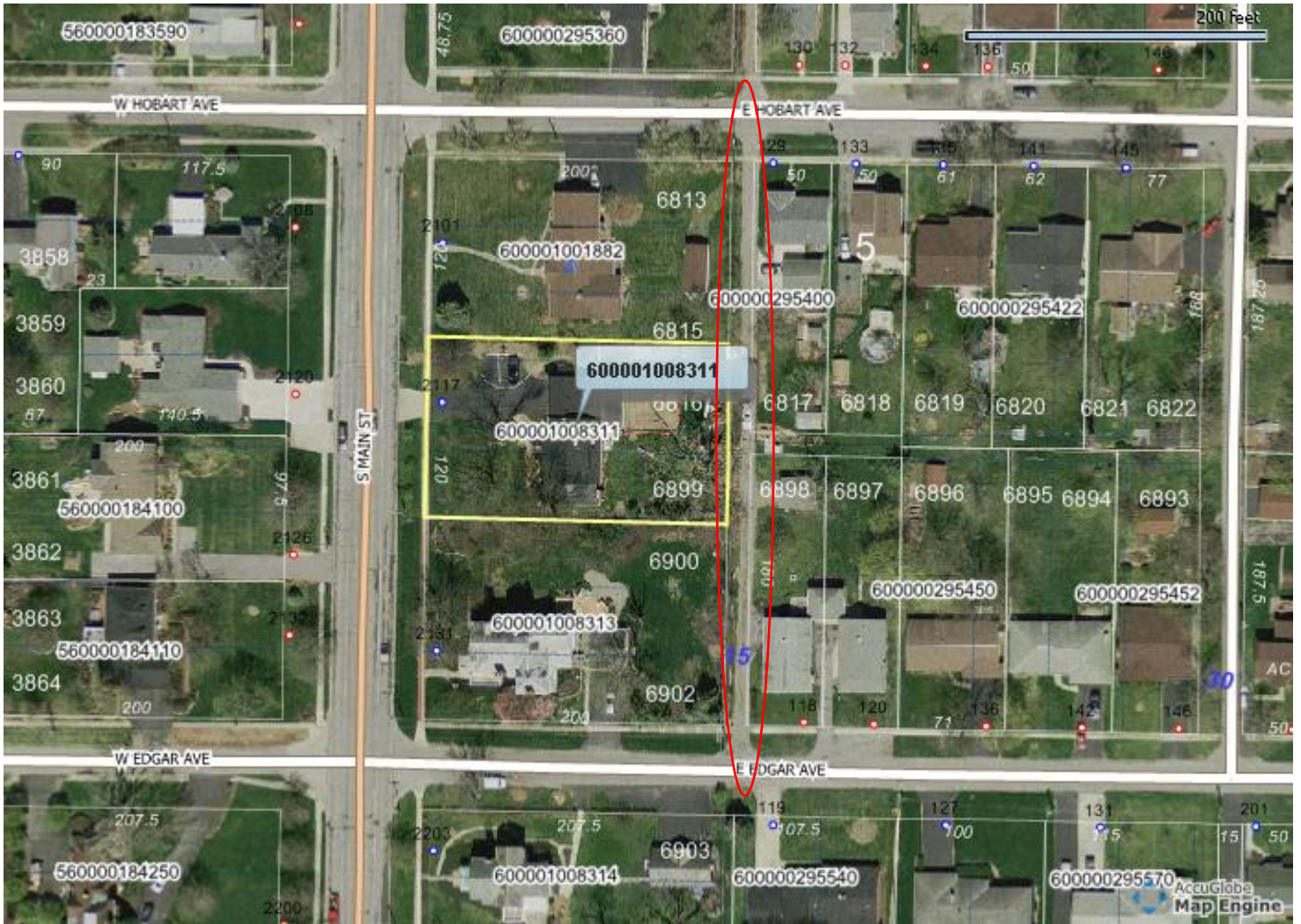
By installing speed bumps, vehicles will be forced to maintain a reasonable level of speed and the community area will be much more safe. I have contacted all the residents that back up to this alley and can provide signatures to the commission if necessary. A response to this request would be appreciated. My email is jdavis@findlaytotaldentalcare.com. My cell number is 912 656 6900.

Sincerely,

Dr. Jonathan K Davis

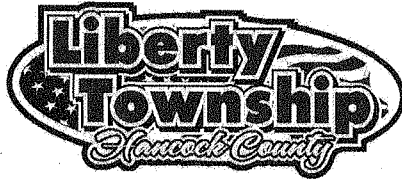
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Notes

2117 South Main Street
Request of Dr. Jonathan Davis for speed bumps in
alley at the rear of property.



Fire Dept Headquarters

7692 CR # 140 Findlay, Ohio 45840

RECEIVED

AUG 11 2014

MAYOR'S OFFICE

To whom it may concern,

As chief of the Liberty Township Fire Department,, I would like you to put up a 35 mph speed limit sign and a "No Thru Truck" sign on the corner of County Rd 140 and Twp Rd 89 going East due to excessive speed on this particular road. This 35 mph sign would mimic the West bound traffic sign from Stanford and Twp Rd 89. The "No Thru Truck" sign would help with the frequent semi traffic backing up onto County Rd 140 after entering onto Twp Rd 89 after they realize that this road does not give them access to Kohl's Distribution Center. This creates a severe safety hazard to drivers onto County Rd 140. With these improvements, I feel that these improvements would help with the safety of all involved.

Thank you for your consideration regarding this matter. We look forward to hearing from you soon with your decision and/or action plan.

Respectfully,

A handwritten signature in black ink, appearing to read "Gene Stump", with a long horizontal stroke extending to the right.

Chief Gene Stump 501

Cell Number: 419-421-1087

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Notes

Request of Liberty Township Fire Department for 35 MPH sign and No Thru Trucks sign.