



## CITY OF GREENSBURG

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### Planning Commission Meeting Minutes

Wednesday, December 20, 2023, at 5:00 PM, Council Chambers, City Hall

*In-Person Meeting*

#### 1. Call to Order – Dave Kahley

#### 2. Roll Call – Jessica Mosko

##### Present:

Dave Kahley  
Brian Lawrence  
Andrew Barnette  
Andrew Stern  
Jack Munsch  
Alec Italiano  
Desmond Grace

##### Absent:

Rosalie Carpenter  
Lisa Marinelli-Metrosky

#### 3. Pledge of Allegiance

#### 4. Comments/Business from the Floor - no comments via mail, email, phone or from public

#### 5. Approval of October Planning Commission Meeting Minutes

1<sup>st</sup> motion to approve Brian Lawrence/2<sup>nd</sup> motion to approve Desmond Grace

#### 6. Old Business                      None

#### 7. New Business                      None

#### 8. Administrative Items              None

**Technical Item 1**    *Applicant:* Craig Chin

*Address:* 211 S Pennsylvania Ave

*Request:* COA

*Base Zoning:* C2

*Overlay District/s:* Downtown

*Application Brief:* Applicant would like to revise previously approved COA for façade



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Craig Chin spoke on his revised façade plan. The changes require the Planning Commission to approve another COA. There will only be 3 storage unit floors instead of the original 4 proposed. This will change the exterior façade, so it will be rows of windows instead of the illusion of one large window as presented in the last meeting. This change is more aesthetically pleasing to the planning commission, instead of a large TV looking window. Removing the storage floor will allow for another residential floor, which will give 9 total apartments. Craig knows that he will need to revisit the Planning Commission for his signage on the building in the future.

\*1<sup>st</sup> motion to approve Brian Lawrence/2<sup>nd</sup> motion to approve Desmond Grace\*

**Technical Item 2**    *Applicant:* Blue Sky Sign on behalf of Invisible Man  
                          *Address:* 112 N Pennsylvania Ave  
                          *Request:* COA  
                          *Base Zoning:* C2  
*Overlay District/s:* Downtown  
*Application Brief:* Applicant is seeking COA for signage in the downtown.

Taryn Six from Blue Sky Signs is representing the business owner. They are just relocating the existing signs from their previous location. The AMC projecting sign will be double sided with a 40" hanging bracket. Store hours & directional signs will be placed on the door windows. Letter by letter signs will come at a later date.

\*1<sup>st</sup> motion to approve Brian Lawrence/2<sup>nd</sup> motion to approve Andrew Barnette\*

**Technical Item 3**    *Applicant:* Keith Lisk on behalf of Nico Bakery & Café  
                          *Address:* 132 S Pennsylvania Ave  
                          *Request:* COA  
                          *Base Zoning:* C2  
*Overlay District/s:* Downtown  
*Application Brief:* Applicant is seeking COA for signage in the downtown.

Keith Lisk from American Graffiti Signs is representing the business owner. They will be using the existing metal backboard and placing a non-illuminated wall sign with gooseneck lighting. The wall sign will be an oval panel with wheat graphics & a gray outline. 2- 10inch gooseneck light fixtures will be attached to the brick of the building for illumination of signage.

\*1<sup>st</sup> motion to approve Alec Italiano/2<sup>nd</sup> motion to approve Brian Lawrence\*



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### Planning Items

#### 9. Open Discussion

- \*Andrew Stern would like to make parking more customer friendly around the holidays.
- \*Brian Lawrence discussed the Downtown Historic District Review

#### 10. Adjournment

- \*1<sup>st</sup> Motion to adjourn Andrew Barnette/2<sup>nd</sup> Motion to approve Brian Lawrence\*