Chairman Don McCord presiding

Members: Diana Holt, Darlene Golibersuch, Tracy Bennett, Rick Mathews, Britt Mead

Others: Vince Luce, Becky Jackson, Bonnie Rae Strickland, Pete Holt,

Dave & Gina Kron (Triple C Coffee Co.)

PRELIMINARY DISCUSSION OF TIM HORTON’S PROPOSED DEVELOPMENT

Chairman McCord noted this was an informal discussion to outline aspects of the site plan that may need to be modified when reviewing the plans to meet the intent of the B1-A District guidelines, B-1A District regulations, and related supplemental regulations in §155-46 Drive-in, §155-53 Signs and §155-54 Fences, and Walls for Tim Horton’s location at 9-11 Holt Street, (former Vine City Dairy site).

Chairman McCord pointed out some challenges of the property being on a corner lot and the lot site itself being very narrow, which especially impacts the east side of the lot which is considered the rear of the lot. Other concerns were proper buffering for adjoining property owners, building design and layout, setbacks, and signage.

The building measurement size is 32½’ X 49¼’.

SIGN

The Applicant stated they would prefer to do the Pylon-type sign for better visibility as opposed to the Monument Style sign due to snow plowing and the lot size.

FOR MARCH 8TH MEETING

A completed and updated site plan that addressed the concerns raised.

It was noted that permits are required for the Drive-In (§155-46), Trash Storage Dumpster Corral (§155-62), and the 6’ Fence (§155-54). The Board will email a summary list of the items requested during the discussion today along with a copy of the B1-A Zoning District Guidelines. A physical copy of the guidelines was also provided to the Krons.

The meeting was adjourned.