



**Minutes of the Planning Commission held on Tuesday, January 27, 2026, 6:05 pm**

**1) Call to Order**

**1.1) Election of Chairperson and Vice Chairperson**

Motion made by Daniel Bacik, seconded by Mary Treptow, to approve Jeff Wagner for Chairperson. Vote – Yeas: Lynn Clancy, Mary Treptow, Daniel Bacik, Jeffrey Datkuliak. Nays: None. Abstains: Jeff Wagner. Motion carried unanimously.

Motion made by Mary Treptow, seconded by Jeff Wagner, to approve Daniel Bacik as Vice Chairperson. Vote – Yeas: Lynn Clancy, Jeff Wagner, Mary Treptow, Jeffrey Datkuliak. Nays: None. Abstains: Daniel Bacik. Motion carried unanimously.

Mayor Pribonic swore in Ryan Prescott to Planning Commission.

01/27/2026 PC Presentation 

**2) Pledge of Allegiance**

**3) Roll Call**

Planning Commission Members Present: Ryan Prescott, Jeff Wagner, Mary Treptow, Daniel Bacik, and Jeffrey Datkuliak

Planning Commission Members Absent: None.

City Officials Present: Zack Cowan, Jami Lord-Smith, and Mayor Pribonic

**4) Approval of Minutes**

**4.1) Approval of December 9, 2025 Minutes**

PC 12-09-25 Minutes - Draft 

Motion made by Jeffrey Datkuliak, seconded by Jeff Wagner, to approve December 9, 2025 Minutes. Vote – Yeas: Lynn Clancy, Jeff Wagner, Mary Treptow, Daniel Bacik, Jeffrey Datkuliak. Nays: None. Motion carried unanimously.

**5) Old Business**

**6) New Business**

6.1) P.C. 2026-001 - 1201 Graham Road - Sign Variance

Applicant: Holly Lycan

Owner: Summit Akron Solid Waste Management

Location: 1201 Graham Rd. (Parcel #56-19732)

Acreage: 15.1 acres

Zoning: C-5 – Highway Service

Request:

Requesting approval of a sign variance for ReWorks from the maximum permitted directional sign height per Section 1183.04.

PC-2026-001 - Location Map 

PC-2026-001 - Complete Packet 

Mr. Cowan presented. The application is requesting a sign variance for a directional sign at 1201 Graham Road on the ReWorks property, which is zoned C-5. Mr. Cowan explained that the proposed sign would be located about 40-41 feet back from the edge of Graham Road and would be approximately 4.5 feet tall. Mr. Cowan went on to state that it required a variance because it exceeded the 3 foot maximum height allowed under the code, and also pointed out that it would still need a 6 inch variance under the new code taking effect next month. Mr. Cowan stated that staff had a recommended condition of approval that the right of way location be staked and inspected prior to the sign installation, just to verify compliance, as directional signs can be installed up to the right of way but the Engineering Department wanted to make sure it is not within the right of way. Mr. Cowan also shared that the Fire Department recommended that the sign is installed for site identification for emergency services since the buildings are set so far back.

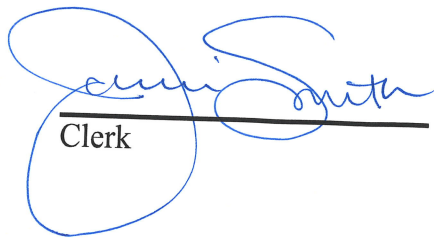
Debbie Kuhal (Ellet Sign) was sworn in by Mr. Wagner. Ms. Kuhal explained that the directional sign was to serve two purposes, identification, and having it higher due to the elevation level at the entrance, specifically in the winter with snowfall. At 4 1/2 feet tall they believe it is a good line of sight for identifying the location but not competing with the other sign on the property.

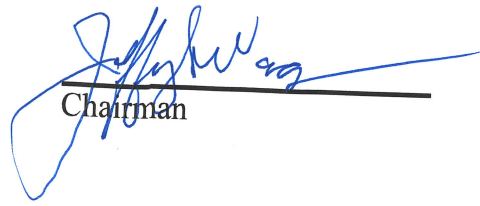
Motion made by Mary Treptow, seconded by Jeffrey Datkuliak, to approve 6.1) P.C. 2026-001 - 1201 Graham Road - Sign Variance - Requesting approval of a sign variance for ReWorks from the maximum permitted directional sign height per Section 1183.04.. Vote – Yeas: Lynn Clancy, Jeff Wagner, Mary Treptow, Daniel Bacik, Jeffrey Datkuliak. Nays: None. Motion carried unanimously.

7) Adjournment

Mr. Cowan stated the new zoning code will be effective February 9 and while some amendments were originally made that had some unintended consequences, he plans on on discussing those with Planning Commission in March.

Motion made by Mary Treptow, seconded by Daniel Bacik, to adjourn. Vote – Yeas: Lynn Clancy, Jeff Wagner, Mary Treptow, Daniel Bacik, Jeffrey Datkuliak. Nays: None. Motion carried unanimously.

  
Clerk

  
Chairman