

CASE SCHEDULE
FOR
FDP APPLICATIONS

CASE NAME: SYMMES 90-1; J. DUNN – PHANTOM SIGN & GARAGE

REQUEST: FDP MODIFICATION APPROVAL to allow replacement of the existing freestanding sign with a new freestanding sign and construction of a new garage building adjacent to the existing office building

APPLICANT: Tommy Brand, Phantom (applicant); 11865 Enyart Road LLC (owner)

LOCATION: 11865 Enyart Road; on the southwest corner of the intersection of Enyart Road and Montgomery Road (Book 620, Page 190, Parcel 271)

COMPLETE APPLICATION:

- FEE (AMOUNT): \$2,191.35 (\$2,087 + \$104.35 TchFee)
- APPLICATION FORM: 01/13/2025
- SIGNATURE OF OWNER: _____
- LETTER OF INTENT: 01/13/2025
- REFUSAL LETTER: N/A
- DATE OF SUBMISSION: 01/13/2025

NOTICE LETTERS TO RESIDENTS (sent by): _____

LEGAL NOTICE PAPER (sent by/publication date): _____

DATE OF TOWNSHIP ZONING COMMISSION MEETING: 02/19/2025

NOTIFICATION OF ACTION BY STZC AND STAMPED COPIES TO COUNTY STAFF FOR PROCESSING: _____



January 13, 2025

Symmes Township Zoning Commission
c/o HCP+D138 E. Court Street, Rm 801
Cincinnati, OH 45202

RE: Sign Face Change Permit Application for 11865 Enyart Rd, Symmes Twp

Dear Zoning Commission,

We request to be placed on the February 19, 2025 Symmes Township Zoning Commission agenda for a Modification to Final Development Plan, Case SYMM 90-01.

This request involves two specific improvements.

The first being a modification to the existing freestanding monument sign located at the northeast corner of the property. We are simply modifying the existing sign by placing aluminum panels to cover the existing brick monument sign after taking off the round newels.

The second modification is to add a 20' x 30' freestanding one story garage at the western most end of the existing parking lot for storage of mobile equipment/vehicles for our business.

Please see the attached Proposed Sign Refacing & Design document that shows the location of the sign, garage and proposed sign images.

Please let me know if you need further information regarding this request.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Tommy Brand'.

Tommy Brand
Phantom

11865 Enyart Rd
Cincinnati, OH 45140
513.304.0983

tommyphantom.com

RECEIVED

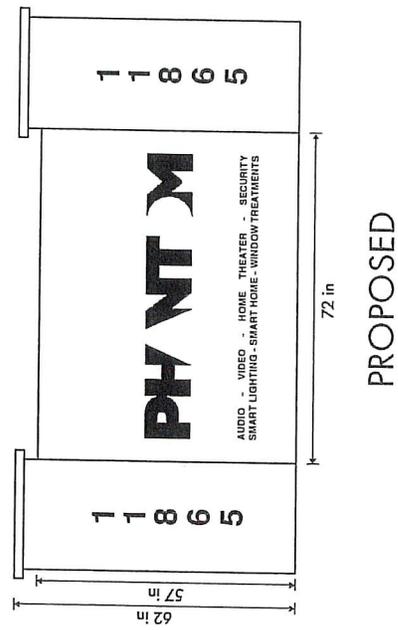
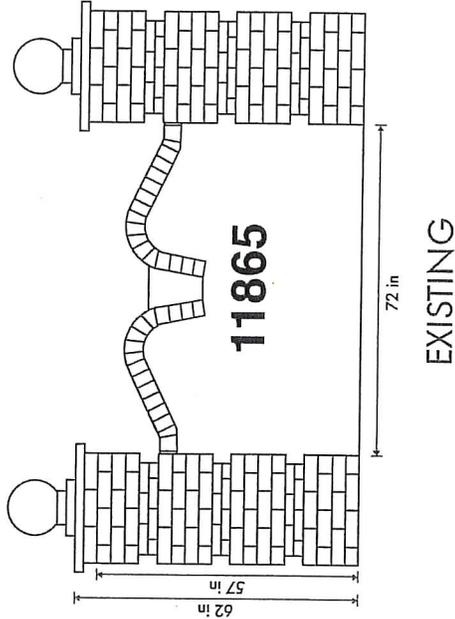
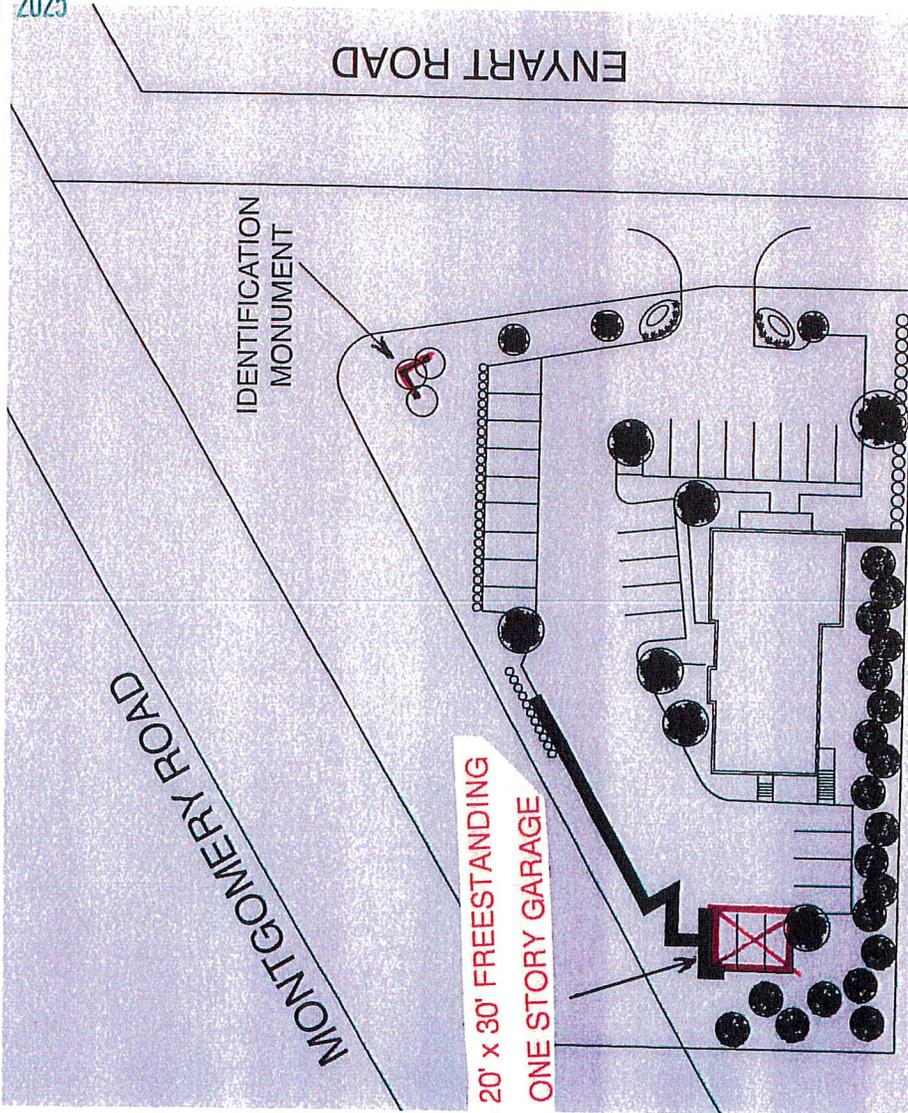
JAN 13 2025

Proposed Sign Refacing & Design

11865 Enyart Rd

RECEIVED

JAN 13 2025



Scope of Work

- Remove Decorative Finial Ball Topper on (3) Brick Pillars
- Cover existing brick facade with painted, white aluminum panels using Stainless Hardware.
- Sign face to be non-lit with 1/2" dimensional logo.



513-535-2299

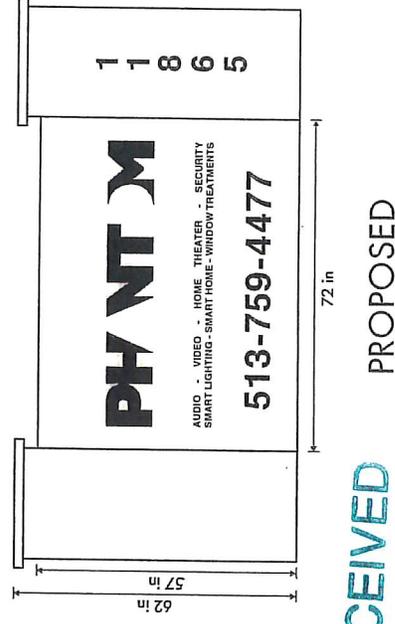
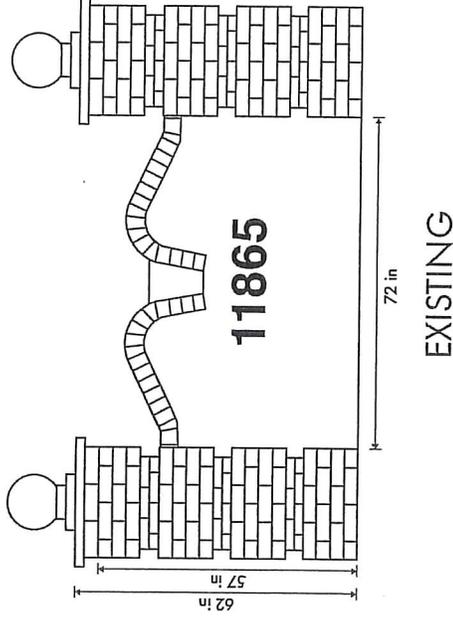
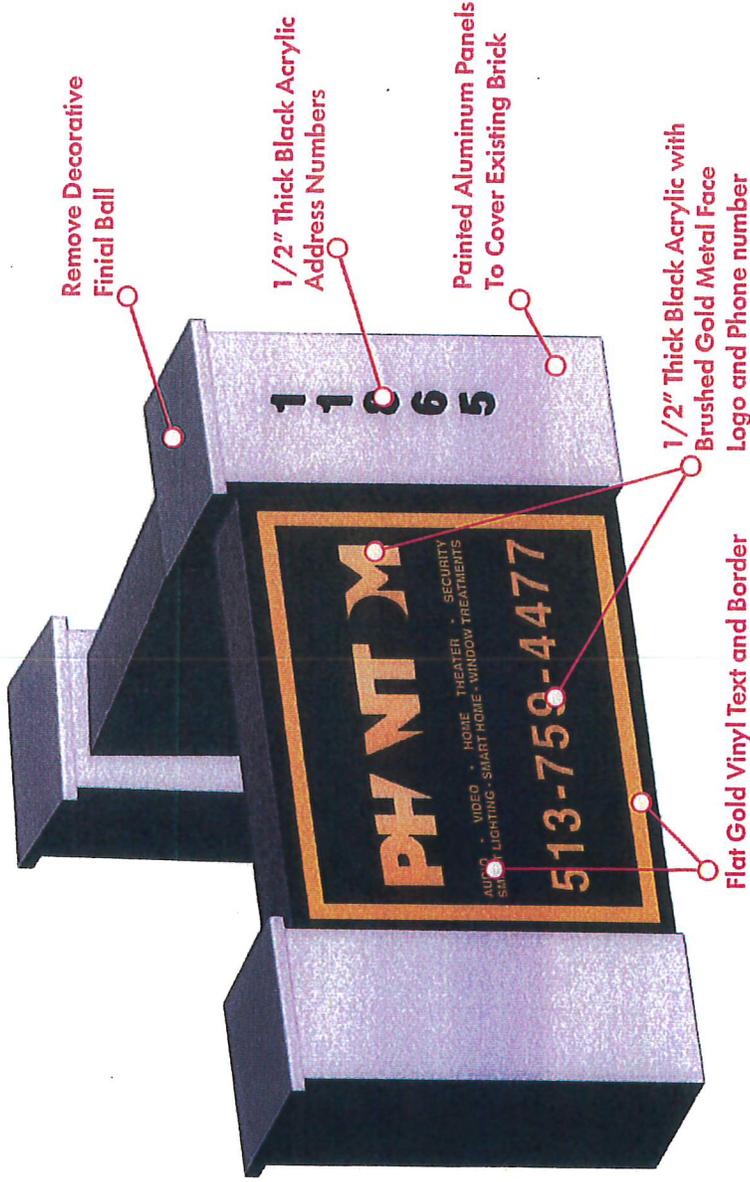
WWW.MYSIGNPRO.COM

2000 OH-125 - Building C - Amelia, OH 45102

rick@mysignpro.com

Proposed Sign Refacing & Design

11865 Enyart Rd



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JAN 13 2025

Scope of Work

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- Cover existing brick facade with painted, white aluminum panels using Stainless Hardware.
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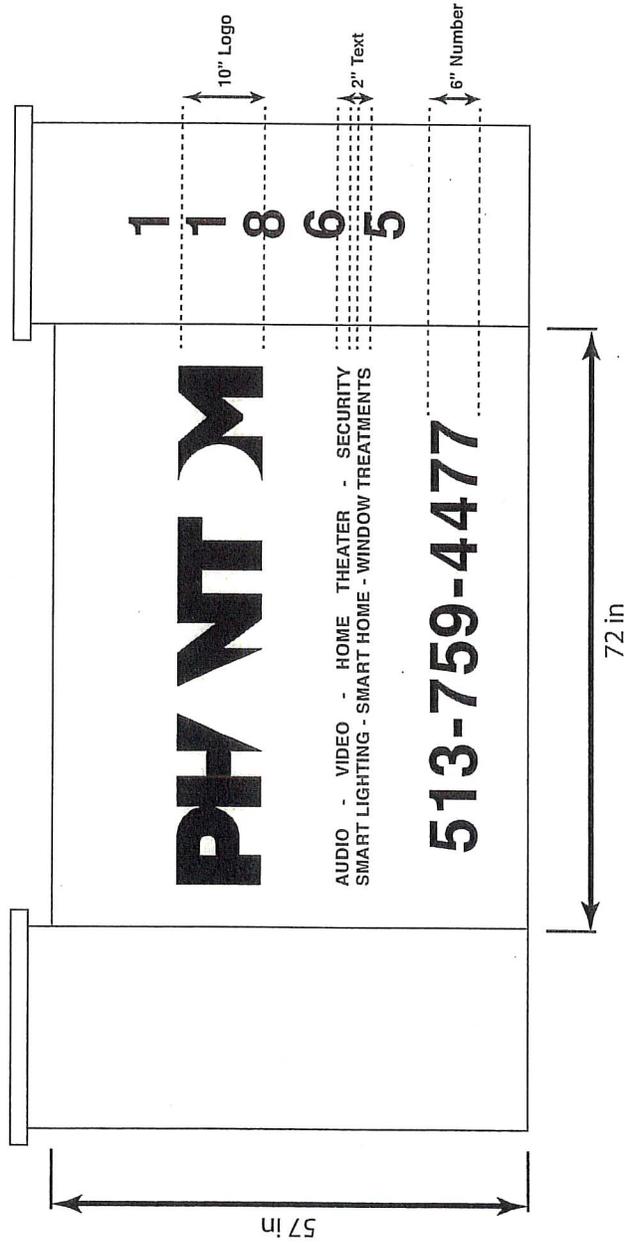
WWW.MYSIGNPRO.COM

2000 OH-125 - Building C - Amelia, OH 45102

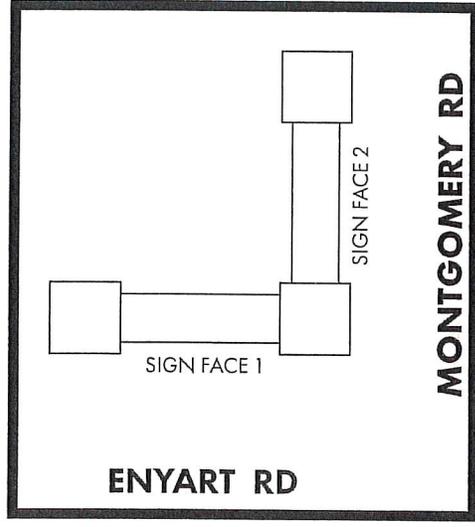
rick@mymysignpro.com

Proposed Sign Refacing & Design

11865 Enyart Rd



TOP VIEW



Sign Face 1 - Facing Enyart Rd = 28.5s/f
Sign Face 2 - Montgomery Rd = 28.5s/f
Total = 57s/f

Scope of Work

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Sign face to be non-lit with 1/2" dimensional logo.

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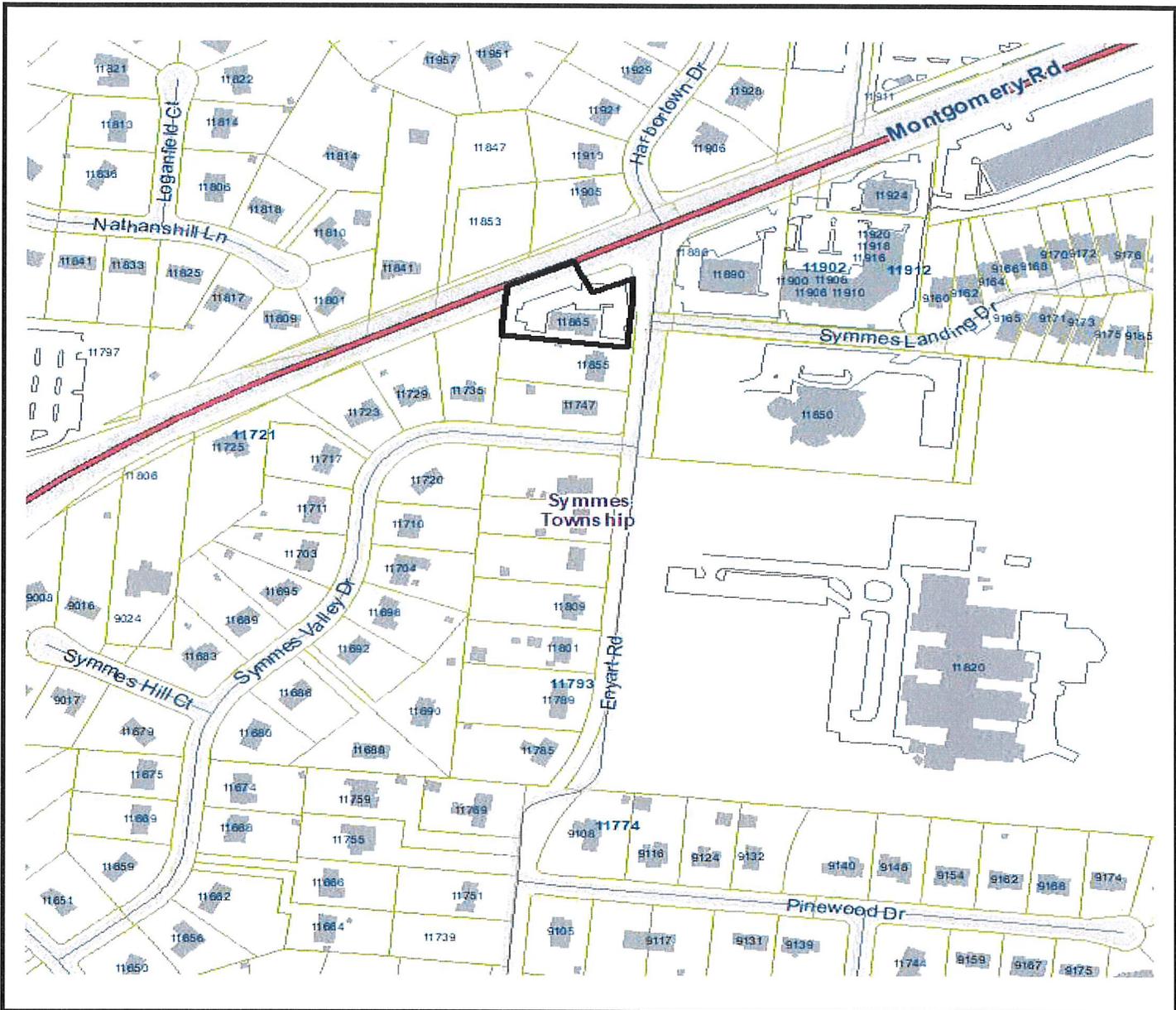


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Vicinity Map

Case: Symmes 90-01; 11865 Enyart Road
Request: Final Development Plan MOD

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Any floodway and flood fringe information provided on this map is for conceptual planning purposes only. For official determination of limits recipient must refer to the 2004 FEMA floodway fringe maps. Large differences can exist between actual flood prone area and official FEMA flood fringe areas.

HAMILTON COUNTY RURAL ZONING COMMISSION

138 E COURT ST RM 801
 CINCINNATI, OH, 45202-020
 (513) 946-4500

Signed: _____ Date: _____

Created: 01-15-2025