

A regular meeting of the Troy Planning Commission was held in Council Chambers, City Hall on Wednesday, April 22, 2026, at 3:30 p.m. with Chairman James McGarry presiding. ATTENDING: Members – McGarry, Wolke, Titterington, Oda, Westmeyer and Emerick; Development Staff – Bruner and Burgei; and Development Director Tim Davis.

APPROVAL OF MINUTES: Upon motion of Mr. Emerick, seconded by Mr. Westmeyer, the minutes of the March 25, 2026, meeting were approved by unanimous voice vote.

DEDICATION OF RIGHT-OF-WAY; 0.850 ACRES ALONG SR 718 & 0.612 ACRES ALONG MCKAIG ROAD, ADDRESS OF 2800 MCKAIG ROAD; OWNER/APPLICANT – TROY CITY SCHOOLS. Staff reported that the Troy City Schools submitted a plat for the dedication of right-of-way along the property of 2800 McKaig Road; the right-of-way to be dedicated is 0.850 acres along State Route 718 and 0.612 acres along McKaig Road of the current inlot; this plat is a part of the Troy City Schools West School and is not being replatted; the Commission is asked to make a recommendation to City Council regarding the acceptance and dedication of the right-of-way; the plat and dedication have been reviewed by the City Engineer and staff is requesting that Planning Commission make a positive recommendation to the City Council to dedicate a total of 1.462 acres of the current Inlot as right-of-way.

ACTION OF THE COMMISSION:

A motion was made by Mayor Oda, seconded by Mr. Westmeyer, that the Troy Planning Commission recommends that Troy City Council approves the Easements for Highway Purposes, McKaig Road and the dedication of Right-of-Way along SR 718 and McKaig Road as submitted.

MOTION ADOPTED, UNANIMOUS ROLL CALL VOTE

HISTORIC DISTRICT REVIEW, PROPOSED MURAL FOR BAKER'S LOCKSMITH BUILDING, 101 PUBLIC SQUARE; APPLICANT - TROY MAIN STREET DESIGN COMMITTEE. Amy Breinich, Troy Main Street Executive Director, presented a request for a mural design to be installed on the Baker's Locksmith building in the NW Quadrant of the Public Square; the proposed design celebrates the country's 250th birthday and also reflect Troy's history within the larger national narrative; the mural is part of installing public art in Troy's downtown; and permission is requested. Three color options were shown with the same design. Ms. Breinich commented that the Commission is asked to approve the design, with the final color choice to be selected by the Troy Main Street Design Committee and the building owner. Several Commissioners indicated a preference for the color option that had peach, blue and yellow with the second choice being the option with peach, pink and yellow. Staff indicated it is now known how long the mural will last on the wall, but at the time it is not attractive a decision will need to be made to remove it or refresh it.

ACTION OF THE COMMISSION:

A motion was made by Mr. Emerick, seconded by Mayor Oda, to approve the Historic District Application for the mural design as submitted and with one of the two multi color options rather than the one solid yellow color.

MOTION ADOPTED, UNANIMOUS ROLL CALL VOTE

HISTORIC DISTRICT REVIEW, 2026 PAINTED PIANOS PROJECT, PIANOS TO BE PLACED AT VARIOUS LOCATIONS IN THE DOWNTOWN AREA; APPLICANT - TROY MAIN STREET. Staff reported that the piano project has been occurring every other year, with pianos painted in a theme, with the program bringing a different element of public art downtown. The 2026 project will help celebrate the 250th anniversary of the United States (America250) with the artists incorporating themes dedicated to the history of Ohio and/or the United States. The Commission viewed the artists' submittals for the pianos.

ACTION OF THE COMMISSION:

A motion was made by Mr. Westmeyer, seconded by Mayor Oda, to approve the historic district application for the Painted Piano Program for 2026 as submitted.

MOTION ADOPTED, UNANIMOUS ROLL CALL VOTE

There being no further business, the meeting adjourned at 3:43 p.m. upon motion of Mr. Westmeyer, seconded by Mr. Emerick, followed by unanimous voice vote.

Respectfully submitted,

_____Chairman

_____Secretary