



Bath Township
Summit County, Ohio
3864 West Bath Road - P.O. Box 1188 - Bath, Ohio - 44210-1188
Phone: 330.666.4007 - Fax: 330.666.0305
www.bathtownship.org

Boards, Commissions, and Other Applications

Date: 08/18/2025

Applicant / Owner

Applicant Name:	Jeff Clark	Owner Name:	
Applicant Address:	9478 RAVENNA RD	Address:	
Applicant Phone:	3306100257	City, State, Zip:	
Applicant Email:	jeff@easysigngroup.com	Phone:	
Property Address:	799 WYE RDARC-25-19	Email:	
City, State, Zip	,		
Parcel:			
Lot:			
Zoning District:	B-5		
Company Name:	Easy Sign Holdings		
Company Phone:			

Project

Permit Type:	Sign	Front Setback:	0
Project Cost:	0	Side Setback (L):	0
Existing Sq. Ft.:	0	Side Setback (R):	0
Additional Sq. Ft.:	0	Height:	.00
Corner Lot?:	No	Sign Sq. Footage:	
Allotment Name:		Minimum Lot Area:	
Type of Review:	Sign	Lots Created:	
Other:		Smallest Lot Size:	
Subdivision Type:	Major Subdivision – Open Space	Largest Lot Size:	
Total Site Area:		Minimum Road Frontage:	
Open Space Area:		Minimum Lot Width at Front Setback	
% Open Space:		Line:	
Permitted Density:		<u>Minor Subdivisions</u>	
Density Bonus:		Lot 1:	
Total Home Sites:		Lot 2:	
Proposed Sewer:	Central	Lot 3:	
Proposed Water:	Central	Lot 4:	
		Lot 5:	

Setback from Principle Structure: 0

Are there existing oil/gas wells or tank batteries on the parcel(s)? No

Are there any existing structures on the parcel(s)? No

Are there any easements on the parcel(s)? No

Do all proposed lots have the minimum required frontage on a dedicated road? No

For subdivisions, do all proposed lots meet the requirement of Section 802 regarding no slopes greater than 30% within the building envelope? No

Provide an overview of the project:

A. Special Conditions:

B. Explain Benefits:

- C. Substantial:
- D. Neighborhood:
- E. Governmental Services:
- F. Knowledge at time of Purchase:
- G. Special Circumstances:
- H. Resolution Method Demonstrated:
- I. Spirit and Intent:

Zoning Text or Map Amendment

Present Land Use: Existing Zoning:
Proposed Zoning District:
Legal Description of Proposed Rezone:
Proposed Land Use:
Previously attempted rezoning of property? No
If yes, when?

Condition Use / Variance Requested

Section: Description: Practical Difficulty:
Section: Description: Practical Difficulty:
Section: Description: Practical Difficulty:
Section: Description: Practical Difficulty:

Contractor Info

Name	Address	Phone	License
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Application Certification

Right of Revocation:
Deed Restrictions:

I do hereby certify that the information contained herein is true and correct.

jeffrey clark
Name

08/18/2025
Date



BATH TOWNSHIP ZONING

Summit County, Ohio

3864 West Bath Road - P.O. Box 1188 - Bath, Ohio - 44210-1188
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SIGN (PERMANENT) APPLICATION

For office use only:	Permit No.:	ARC File No.:	BZA File No.:
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Applicant Data

Name: EASY SIGN HOLDINGS LLC.
 Company Name: 9478 RAVENNA RD
 Address: Twinsburg OH 44087
 Telephone No.: _____ Email: jeff@easysigngroup.com

Property Data

Zoning District: (circle one) R-1 R-2 R-3 R-4 B-1 B-2 B-3 B-4 B-5
 Site Address: 799 WYE RD
 Owner(s): Yellow Creek Veteranian
 Owner Address: 799 WYE
 Telephone No.: 330 576-3017

Is this a corner lot? Yes No

Shopping Center or Multiple Occupancy Building Yes* No

*Plaza/Building Name: _____

Sign Data

All permanent sign applications will be reviewed by the Appearance Review Commission (ARC). The ARC reviews the proposed signage and recommends to the Zoning Inspector and Board of Zoning Appeals, if applicable, as to the:

1. General appearance of the sign and compatibility with the surrounding areas
2. Height & Size
3. Landscaping
4. Other contributing factors

Fill out the table below for each proposed sign with the following information:

1. Reason – new, replacement, alteration, location change, etc.
2. Type – wall, side wall, monument, or canopy
3. Overall sign dimensions – height x width x depth (in feet)
4. Sign area in square feet
5. Illumination – internal or external and candle power
6. Number of sides
7. Building face area in square feet

Sign No.	Reason	Type	Dimensions	Area	Illumination	Number of Sides	Building Face Area
1	I.D.	Panel Wall	73.5 x 31.75	16.2	N		>176
2							
3							
4							
5							

Total area of wall signs: 16.2

Percentage of wall area: 10%

Required Site Plan Data and Sign Detail Drawings

The following items must be submitted with the application in order to be reviewed. The application will be reviewed by the Zoning Inspector and the Appearance Review Commission. No applications will be reviewed at the time of submittal. ***Incomplete applications will delay the review process.*** Site inspections will be conducted at the discretion of the Zoning Inspector.

1. One (1) copy of the site plan showing the following:
 - A North arrow and scale
 - Existing structures and dimensions
 - Driveway and road access locations (existing and/or proposed)
 - Proposed sign location(s)
 - Sign area landscaping denoting type and quantity of material (if applicable)
 - All applicable setbacks
 - Roads
 - Lot dimensions
 - Indicate the location of lakes, ponds, wetlands, ravines, or other unusual topography
 - Riparian Corridor(s) must be clearly indicated on all lots containing applicable watercourses
 - All slopes greater than 18% must be indicated on a two (2) foot contour interval map with the contours extending at least 100 feet beyond the lot lines

2. One (1) copy of the sign drawings showing the major details listed below.
 - Overall size, drawn to scale
 - Sign area calculations, including building wall face area (if applicable)
 - Lighting (if applicable)
 - Landscaping (if applicable)
 - Construction materials
 - Mounting details including height of sign above grade
 - Detailed sign color elevations

3. Digital copy of all required documents (i.e. .pdf file)

Applicant Certification

By initialing, the applicant has read, understands, and agrees to the following:

- J.E 1. Right Of Revocation - It is understood and agreed by this applicant that any error, misstatement, misrepresentation of material fact, with or without intent, such as might and/or would cause a refusal of this application, or any material alteration in the accompanying plans made subsequent to the issuance of a Zoning Certificate without approval of the Zoning Inspector or Zoning Board of Appeals, shall constitute sufficient grounds for the revocation of such certificate.
- JE 2. The applicant agrees to allow the Zoning Inspector access to the property for on-site inspection(s).
- JE 3. There may be deed restrictions on the property that differ from the Bath Township Zoning Regulations. Please check your deed to make sure that any proposed project meets any restrictions that may be in effect.
- J.C 4. The zoning certificate shall become void at the expiration of one (1) year after date of issuance, unless the structure or alteration thereof is started, or within two (2) years after the date of issuance, unless the structure or alteration is completed.

Applicant Signature: _____ Date: _____

Fee (make check payable to Bath Township Trustees)

\$50.00 *for each sign*

For Office Use Only

Appearance Review Commission File No.: ARC - -

Board of Zoning Appeals File No.: BZA - -

- Approved
- Approved with Conditions*
- Denied

*If approved with conditions, attach copy of conditions to this application and Zoning Certificate.

Zoning Certificate File No.: ZP - -

- Approved
- Denied**

Zoning Inspector Signature: _____ Date: _____

** Reason for denial: _____

CONCEPT Exterior sign

Printed graphic on 3/4" PVC cleat-mounted to wall
this is 16 sq ft



9478 Ravenna Rd.
Twinsburg, OH 44087
330-405-4799
easysigngroup.com

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Project # A-JC0114
Date 8.11.25
Sales Rep ---
Designer Jeff

Yellow Creek
Veterinary Surgery
