

To: Ms. Amber Copenhaver

RE: Suburban Accessories

Date: May 28, 2026

To the Members of the Board,

Please accept this letter as a formal request for a waiver from the requirements set forth in **Section 1115.08(h)(2)(A)** of the current zoning ordinance. This section states:

- A. Certain manufacturing uses - the provisions of this Section are applicable to the construction and alteration of manufacturing uses within the I-1, Light Industrial District and I-2, General Industrial District; provided, however, that Planning Commission has the authority to waive any or all of the requirements contained in this Section for such uses*

Being a distribution center, the proposed building we are constructing for Suburban Accessories falls under the current zoning code permitted uses. The building will be constructed of precast concrete panels with reveals, color variations, windows, and canopies to break up the elevations. The facility will be painted with a premium, textured, paint scheme to ensure a long-term high-class look. Entrances will be highlighted with double glass doors and side lights along with upgraded canopies.

In closing, this building will match those we have built in all areas of the Greater Cincinnati area and will be a certain upgrade to the surrounding buildings in the area.

We respectfully request your approval of this waiver to allow the proposed materials for this site. Thank you for your time and consideration.

Sincerely,



William Schalk RA, LEED AP
Principal Architect

Principals

Mark D. Bredemeier, RA, NCARB, LEED AP | William N. Schalk, RA, NCARB, LEED AP

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