

**PLANNING COMMISSION
CITY OF WILLOUGHBY
REGULAR MEETING
JANUARY 14, 2016
REGULAR MEETING
MINUTES**

PRESENT: R. Fiala; C. Cox; K. Kary; G. Patt, Vice Chairman

ABSENT: G. Merhar, Chairman

OTHERS: Mike Germano, Asst. Law Director; Stephanie Lendgraf,
Asst. Law Director; Jim Sayles, City Engr.; Darrel Keller,
Chief Zoning & Bldg. Inspec.; Betty Nardelli, Sec'y

Vice Chairman Greg Patt called the Regular meeting to order at 7:20 p.m.

OLD BUSINESS

MINUTES

December 10, 2015

A motion was made by Robert Fiala and seconded by Charles Cox to approve the minutes of December 10, 2015 as written.

ROLL CALL: Yeas: R. Fiala; C. Cox; K. Kary; G. Patt;
 Nays: None
 Absent: G. Merhar

Motion Carried: APPROVED

A motion was made by Robert Fiala and seconded by Charles Cox to remove all old business from the table for discussion.

ROLL CALL: Yeas: R. Fiala; C. Cox; K. Kary; G. Patt;
 Nays: None
 Absent: G. Merhar

Motion Carried: APPROVED TO UNTABLE OLD BUSINESS

CITY OF WILLOUGHBY (Law Dept.)	P.P.#27B-39A-12 P.P.#27B-39A-13 Kirtland Rd.	Rezone - C-M to G-B
	P.P.#27B-39-18 thru P.P.#27B-39-22	Rezone - C-M to G-B
	P.P.#27B-39-35 & 36 Mentor Ave.	

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CITY OF WILLOUGHBY	P.P.#27B-777-2	Rezone -
CONTIN:	P.P.#27B-777-22	C-M to G-B
	P.P.#27B-777-23	
	P.P.#27B-777-24	
	Mentor Ave. R-O-W	
	P.P.#27A-32D-3 & 4	Rezone -
	P.P.#27A-32D-10	MS-B to G-B
	Mentor Ave.	
	P.P.#27B-777-15	Rezone -
	P.P.#27B-777-25	MS-B to G-B
	Mentor Ave. R-O-W	

Janice Lipscomb, Economic Development Manager, represented this rezoning application.

There were no further questions or discussion. Vice Chairman Patt asked for a motion.

A motion was made by Robert Fiala and seconded by Ken Kary to approve the rezoning of certain parcels on Mentor Ave. from Commercial Manufacturing and Motor Service Business to General Business and to approve the rezoning of certain parcels on Kirtland Rd. from Commercial Manufacturing to General Business as published in the News Herald's legal and as shown on this evenings agenda and recommend that Council approve the same.

ROLL CALL: Yeas: R. Fiala; C. Cox; K. Kary; G. Patt;
 Nays: None
 Absent: G. Merhar

Motion Carried: APPROVED

NEW BUSINESS

FRANK KOST	38254 Airport Pkwy	Dev./elev. plans
(Joe Myers)		35' X 50' prefab shed
		L-I dist

Joseph Myers, Architect, represented this development plan and elevations plan for a 35' X 50' prefabricated shed. Mr. Myers said that the shed will be used as cold storage. There will be no water

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or heat in the shed. It will have electricity for light.

Mr. Myers said the shed will be used to store trailers that previously had been stored outside. The shed will be installed on a concrete slab at the rear of the parking lot so you can enter straight in from the rear of the parking lot.

Jim Sayles, City Engineer, said that the shed will slightly increase the water runoff. The water will flow towards the parking area.

Being no further questions or discussion Vice Chairman Patt asked for a motion.

A motion was made by Robert Fiala and seconded by Ken Kary to approve the development plan and elevations plan for a prefab shed at 38254 Airport Pkwy.

ROLL CALL: Yeas: R. Fiala; C. Cox; K. Kary; G. Patt;
 Nays: None
 Absent: G. Merhar

Motion Carried: APPROVED

OHIO SPORTS & FITNESS	36540 Biltmore PL	CUP -
(Frank DeSico)		sports trng, adult Fitness, pers. trng & indoor baseball Practice L-I dist.

Frank DeSico represented this conditional use permit application. Mr. DeSico said that a cross training facility was in this building prior his fitness center. They are no longer in business.

The sports side of training will be for the youth. Training for the older crowd is for ages 20 thru 45. There will be training for base ball teams where they'll be able to hit ground balls and use batting cages.

The hours of operation are 24 hours a day seven days a week.
The majority of activity will be from 8:00 a.m. until 10:00 p.m.

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There will be 24 hour access into the facility for adults with the use of a key card for the front door and side door. Kids can be dropped off and picked up by parents.

There is a parking area for ten cars.

Being no further questions or discussion Vice Chairman Patt asked for a motion.

A motion was made by Robert Fiala and seconded by Ken Kary to approve the conditional use permit application with the conditions stated this evening.

ROLL CALL: Yeas: R. Fiala; C. Cox; K. Kary; G. Patt;
 Nays: None
 Absent: G. Merhar

Motion Carried: APPROVED

RELIABLE CML REAL ESTATE (John DeLillo)	P.P. 27B-53-33 Lost Nation Rd.	Lot split - expired re-approve 7/9/15 apr'1 L-I dist.
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A representative from Reliable CML Real Estate represented this lot split. Closing for the filing of the lot split with the County Auditor took too long causing the time limit for filing to expire. An extension for another four months time limit to file is requested.

A motion was made by Ken Kary and seconded by Charles Cox to extend the time limit another four months for filing a lot split with the County Auditor originally approved July 9, 2015.

ROLL CALL: Yeas: R. Fiala; C. Cox; K. Kary; G. Patt;
 Nays: None
 Absent: G. Merhar

Motion Carried: APPROVED

PLANNING COMMISSION

**Election - 2016
Chairman
V. Chairman**

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A motion was made by Robert Fiala and seconded by Ken Kary to nominate Gerald Merhar chairman for the year of 2016 for Planning Commission.

ROLL CALL: Yeas: R. Fiala; C. Cox; K. Kary; G. Patt;
 Nays: None
 Absent: G. Merhar

Motion Carried: APPROVED

A motion was made by Robert Fiala and seconded by Ken Kary to nominate Greg Patt vice chairman for the year of 2016 for Planning Commission.

ROLL CALL: Yeas: R. Fiala; C. Cox; K. Kary; G. Patt;
 Nays: None
 Absent: G. Merhar

Motion Carried: APPROVED

There being no further business the regular meeting closed at 7:50 p.m.

Greg Patt, Vice Chairman

Betty A. Nardelli, Secretary