

**PLANNING COMMISSION  
CITY OF WILLOUGHBY  
JANUARY 14, 2016  
PUBLIC HEARING  
MINUTES**

**PRESENT:** B. Fiala; C. Cox; Ken Kary; G. Patt, Vice Chairman  
**ABSENT:** G. Merhar, Chairman  
**OTHERS:** Mike Germano, Ass't. Law Director; Stephanie Lendraf; Jim Sayles, City Engr.; Janice Lipscomb, Econ. Dev. Mgr.; Darryl Keller, Chief Bdg. & Zoning Inspec.; Betty A. Nardelli, Secretary

Vice Chairman Greg Patt called the public hearing to order at 7:05.

The legal notice was read into the record for the following:

<b>OHIO SPORTS &amp; FITNESS</b> (Frank DeSico)	36540 Biltmore PL	<b>CUP -</b> sports trng, adult Fitness, pers. trng & indoor baseball Practice L-I dist.
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The following spoke **FOR** the proposal.

Frank DeSico  
36540 Biltmore PL  
Willoughby, Ohio 44094

Mr. DeSico said that he will have training for sports teams so that they will be able to work out. Mr. DeSico said that he will also have personal training and adult fitness.

The following spoke **AGAINST** the proposal.

No One

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

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Mentor Ave.

CONTIN:

P.P.#27B-777-2

Rezone -

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**

The following spoke **FOR** the proposal.

Janice Lipscomb

1 Public Sq.

Willoughby, Ohio 44094

Ms. Lipscomb said that this application includes all the parcels on the north side of Mentor Ave. that are currently zoned Commercial Manufacturing which are the former Nissan dealership, the former Audi dealership and the former News Herald building are proposed to be rezoned to General Business. The two parcels across the street on the south side of Mentor Ave. which are the Speedway Gas Station and the Leikin dealership which are zoned Motor Service Business are proposed to be rezoned to General Business. Leikin is a non-conforming use and Speedway is by conditional use permit. When rezoned to General Business they will be permitted by right. The two houses on Kirtland Rd. being used as residential and zoned Commercial Manufacturing are proposed to be rezoned to General Business. The remaining parcels to be rezoned to General Business are the right-of-way parcels owned by the City.

The following spoke **AGAINST** the proposal.

No One

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There being no further business the public hearing closed at 7:20 p.m.

**A tape of this public hearing is available for review in the office of the Planning Commission Secretary.**

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Greg Patt, Vice Chairman

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Betty A. Nardelli, Secretary