

**PLANNING COMMISSION  
CITY OF WILLOUGHBY  
DECEMBER 10, 2015  
PUBLIC HEARING  
MINUTES**

**PRESENT:** B. Fiala; C. Cox; Ken Kary; G. Patt; G. Merhar, Chairman

**ABSENT:** No one

**OTHERS:** Mike Germano, Ass't. Law Director; Jim Sayles, City Engr.;  
Janice Lipscomb, Econ. Dev. Mgr.; Darryl Keller, Chief Bdg. &  
Zoning Inspec.; Jerry Ranally, Ward 5 Councilman; Betty A.  
Nardelli, Secretary

**Chairman Gerald Merhar called the public hearing to order at 7:03.**

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

<b>CONLEY COLLISION &amp; CUSTOMS</b> (Russ Conley)	2230 Lost Nation Rd.	<b>CUP - Auto Body Repair</b> C.O.1145.03(b) (4) L-I dist.
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The following spoke **FOR** the proposal.

Russ Conley  
2230 Lost Nation Rd.  
Willoughby, Ohio 44094

Mr. Conley said that he wants to operate an auto repair facility in the former Higgins auto Body location. Mr. Conley said that he took over the Higgins facility and he will carry on his business there.

The following spoke **AGAINST** the proposal.

No One

<b>PORCH BAR &amp; GRILL</b> (Jeffrey Noon)	37638 Vine St.	<b>CUP - Sls/SVC alcoholic bev. On-premise consump.</b> C.O.1141.03(c) (17) R-B dist.
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The following spoke **FOR** the proposal.

Gretchen Noon  
4048 Erie St.  
Willoughby, Ohio 44094

Mrs. Noon said that they took over the location of the former Coyote Bar and Grill.

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John Bower  
4110 Erie St.  
Willoughby, Ohio 44094

Mr. Bower, president of the Downtown Bar and Restaurant Association said that he is happy that the Noon's purchased the Coyote Bar and Grill and they look forward to positive things that they are going to do with the location.

Jerry Ranally  
37832 Park Ave.  
Willoughby, Ohio 44094

Mr. Ranally said that the former Coyote Bar and Grill wanted a bar out front on the patio. Mr. Ranally said that all he asks is that they be cautious of the noise there because there are residents who live there on Second St. and Skiff Ave. Mr. Ranally said that the Noon's put a lot into the place and he wishes them the best of luck.

Angelo Gallo  
4126 Amelia Ave.  
Willoughby, Ohio 44094

Mr. Gallo said that he knows Mrs. Noon from the Willoughby Bar and Restaurant Association because she operates the Kleifeld's Restaurant. Mr. Gallo said that her husband, Jeff Noon, is experienced in the bar and restaurant business. Mr. Gallo said that he and his wife support the Noon's.

The following spoke **AGAINST** the proposal.

Antonio Pietropaolo  
5535 SOM Center Rd.  
Willoughby, Ohio 44094

Mr. Pietropaolo said that he owns the house next door and a house on Skiff Ave. Mr. Pietropaolo said that the former bar owner was suppose to have put up a fence by the driveway where the house next door is. There is an easement there for the residents living in the rear. They never followed up on what was approved. Also there was not to be any loud music after 10:00 p.m. Mr. Pietropaolo said that the fence is a concern because it is difficult to rent the house next door which is a 2-family home.

Mr. Pietropaolo said that he isn't against the proposal he just wants to follow up on what was agreed to and approved.

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The following spoke **IN REBUTTAL FOR** the proposal.

Gretchen Noon  
4048 Erie St.  
Willoughby, Ohio 44094

Mrs. Noon said she has no idea about the fence. She was never told anything about the fence.

Angelo Gallo  
4126 Amelia Ave.  
Willoughby, Ohio 44094

Mr. Gallo said that he also is a broker besides a bar owner and he sat through the meeting with the landlord and attorney about the lease of the Coyote Bar and Grill to the noon's. The fence was never discussed.

The following spoke **IN REBUTTAL AGAINST** the proposal.

No one

There being no further business the public hearing closed at 7:16 p.m.

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

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Gerald Merhar, Chairman

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Betty A. Nardelli, Secretary