

**INGRESS/EGRESS BOARD
CITY OF WILLOUGHBY
JUNE 6, 2019
REGULAR MEETING
MINUTES**

PRESENT: Tom Trem, Asst. Police Chief; Todd Ungar, Fire Chief
Darryl Keller, Chief Bldg./Zoning Code Inspector
ABSENT: Mike Kocab, Fire Marshal
OTHERS: Vicki Grinstead, Secretary

Mr. Keller opened the meeting at 9:00 a.m.

OLD BUSINESS

None

NEW BUSINESS

CubeSmart

31581 Euclid Ave.

(Rep.-NAK Management, Norm Kotoch

Development Plan/EAS

Chief Ungar inquired as to where the last, or most northern, hydrant is and if it is close enough to the new building. Mr. Kotoch said he believes there is a hydrant close to the last building that was constructed 15 years ago or so, but is unsure. Chief Ungar said the hydrant has to be within 250' of a new building. Mr. Kotoch said he would allow Chief Ungar onto the property to view the hydrant status and he agreed.

Mr. Keller stated that any approvals that are given today will be contingent on Chief Ungar's approval of the hydrant being in close enough proximity to the proposed building.

Chief Ungar asked if the new front building will be sprinklered. Mr. Kotoch said yes if the code requires it. He said there may be a fire wall in there now but is unsure. The new building will be approximately 15,000 sq. ft.

Mr. Kotoch said they may be revising their plan and tearing down an existing building, which is unsafe and expanding the front building. They had an engineer look at the building and it needs extensive work and is unsafe. The building was used for storage but is currently unoccupied because of safety concerns.

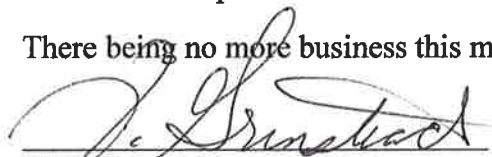
Mr. Keller said the Building Dept. did a zoning review and the property will require several variances; one is for a use variance and the others are setback variances. Mr. Kotoch said there is no longer a parking area in front (pink bldg. on rendering). This area is for loading and unloading and they do not want anyone parking there. Mr. Kotoch said the plan that was submitted has been changed, but copies were not given to the Building Dept. for re-review or Mrs. Grinstead before this meeting. Mr. Kotoch showed the changes Mr. Keller on an 8 x 10 drawing he brought to the meeting. Mr. Kotoch will obtain copies of the revised plans and send them to Mrs. Grinstead. He said the rendering only shows two curb cuts, but there are three.

Chief Ungar said if the building is large enough for sprinklers, he will just need to know where the closest hydrant and the fire department connection is.

City of Willoughby
Ingress/Egress Parking Board
June 6, 2019

There were no police or fire issues. The plans were all approved, stamped and signed.

There being no more business this meeting closed at 9:17 a.m.



Vicki Grinstead, Secretary
Ingress/Egress Parking Board
City of Willoughby