

**PLANNING COMMISSION
CITY OF WILLOUGHBY
MARCH 25, 2021
PUBLIC HEARING
MINUTES**

PRESENT: J. McCue; K. Kary; M. Wildermuth; M. Merhar; S. Norris, Chairman
ABSENT: None
OTHERS: Darryl Keller, Chief Bldg. & Zoning Official; Tim Lannon, City Engineer
Stephanie Landgraf, Asst. Law Director; Vicki Grinstead, Secretary

Chairman Norris called the virtual Zoom public hearing to order at 7:00 p.m.

Chairman Norris said that the Conditional Use Permit for the Browning Place Apartments will remain tabled per the applicant's request.

Browning Place Apartments
38032 Brown Ave.
(Rep.- Dal Jaffray, Browning Willoughby LLC)

Chairman Norris explained the nature of the Public Hearings. The legal notice was read into record by Mrs. Grinstead for a new Conditional Use Permit for offices and a café and also to include food service to the outdoor patio for the Charlton Abbott Building, 37903 Euclid Ave., Willoughby, OH 44094. Chairman Norris asked if there was anyone that would like to speak in favor of the proposal.

Chairman Norris read into record a letter from Ms. Carol Gruttadauria, dated March 16 2021 (Exhibit A)

Charlton Abbott Building
37903 Euclid Ave.
(Rep.- Joe Myers, Joseph Myers Architect)

Mr. Joe Myers of Joseph Myers Architect, 38030 Second St., Willoughby, OH 44094 is representing this Conditional Use Permit application.

Mr. Myers said this building was previously utilized as offices and will continued to be used as shared offices. He said there will be a limited number of people in the building at any given time. These are not intended to be permanent offices. The café is there for the employees only. The café will serve prepared sandwiches brought in from other restaurants and coffee. He said the gardens they are installing are for the employees and guests only to utilize for lunches.

**City of Willoughby
Planning Commission
Public Hearing Meeting Minutes
March 25, 2021**

Ken Boyd
Owner
37903 Euclid Ave.
Willoughby, OH 44094

Mr. Boyd said they are doing renovations and gave a brief background from his literature. He said they will be offering 21st century business services from state-of-the-art IT, mailroom and shipping logistics, private office rentals, co-working space, conference rooms etc. The venue intention is to be a hub for the community business, social organizations, non-profit resources and collaborations, all the while promoting networking activities with local entrepreneurs and businesses. There will be focus on green and clean technologies, both in food waste and energy. Mr. Boyd explained the revenues received will be split locally with a local non-profit.

Joe Palmer
4482 Center St.
Willoughby, OH 44094

Mr. Palmer said he is in favor of the project and is looking forward to the building being renovated, coming back on-line and being reused. He appreciates the investment the group is making.

Chairman Norris asked if there was anyone else that would like to speak in favor (x3) and there was no one.

Chairman Norris asked if there was anyone that would like to speak in opposition (x3) and there was no one.

Chairman Norris closed the public hearing for at 7:11 p.m.


Steve Norris, Chairman


Vicki Grinstead, Secretary