



City of North Royalton

Mayor Robert A. Stefanik

Planning Commission

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PLANNING COMMISSION AGENDA

Wednesday, April 4, 2018

North Royalton City Hall – 14600 State Road

Caucus: 6:45 p.m. / Public Hearing & Meeting 7:00 p.m.

PUBLIC HEARING

1. Call to Order
2. Roll Call
3. Opening Ceremony – Pledge of Allegiance
4. Public Hearings:
 - a) **Tony Tomaro on behalf of Tomaro Properties** is seeking approval of a lot split and consolidation of PPN: 489-12-010 also known as 6700 Wallings Road and PPN: 489-12-011 also known as 12057 Ridge Road currently zoned as R1-A District.
5. Adjournment

REGULAR MEETING

1. Call to Order
2. Approval of Minutes
3. Old Business:
 - a) **Huntington Park Subdivision Phase 4.** Final site plan approval. The subdivision will consist of 14 single family residential lots on PPN: 488-12-030 in a R1-A zoning District. Phase 4 will be an extension of Angelina Drive. Final Plan approval was granted on 9-7-16. 180 day extension expires 8-8-18. Tabled.
 - b) **Morel Landscaping, LLC.** Robert Morel of Morel Landscaping, LLC and LAF Development, LLC is requesting an extension for the previously approved lot consolidation and preliminary site plan approval for a landscaping business at 13928 Progress Parkway also known as PPN: 483-18-016 and PPN: 483-18-018 currently zoned as G. I. District. These approvals, including similar use approval, were received on 2/22/17 for the southern parcel. A 90 day extension was granted on 3-7-18.

- c) **Indian Trails Subdivision Phase II.** Woodhill Properties, Inc. is seeking preliminary site plan approval for Indian Trails Subdivision Phase II. The subdivision will consist of 13 lots on PPN: 481-26-051, 481-26-050, 481-26-011 and 481-25-014 in a R1-A District. Phase II will tie into Indian Trails Phase I. Tabled. 180 day extension expires 5-8-18.
- d) **Line-X of Greater Cleveland.** Building plan and preliminary site plan approval for a commercial building located at PPN: 483-13-008 Royalton Road in a General Industrial District. Tabled. 180 day extension expires 5-8-18.
- e) **Michael Pizzuti.** Michael Pizzuti of EMC, Inc. is seeking Sketch Plan Approval for a subdivision consisting of 10 single family residential lots on PPN: 486-23-003 on the east side of State Road between Cady Road and Wiltshire Road in a Rural Residential Zoning District. Tabled: 5-17-17.

4. **New Business:**

- a) **Tony Tomaro on behalf of Tomaro Properties** is seeking approval of a lot split and consolidation of PPN: 489-12-010 also known as 6700 Wallings Road and PPN: 489-12-011 also known as 12057 Ridge Road currently zoned as R1-A District.

5. **Miscellaneous**

6. **Adjournment**

03/26/18