



City of North Royalton

Mayor Robert A. Stefanik
Planning Commission

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PLANNING COMMISSION AGENDA

Wednesday, December 5, 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) **PC18-27**: Scott Goldberg of Saks & Goldberg Companies on behalf of Pine Hill Development Co., Ltd is seeking Final Plan Approval for **Pine Hill Subdivision Phase No. 2** (final phase). The subdivision will consist of 31 single family residential lots on PPN: 486-25-022 in a R1-A Zoning District. The proposed subdivision will be located to the east of Phase 1 and will extend the existing Brookhaven Drive stub from Phase 1 into a cul-de-sac with an additional cul-de-sac street to be named Glenbrook Drive.
 - b) **PC18-28**: Paul Michalski on behalf of **AAA Landscaping LLC** is seeking building and site plan approval in order to construct an accessory structure at **9652 Akins Road**, also known as PPN: 483-27-003 in General Industrial District. The applicant is seeking to construct a 50 ft. x 60 ft. accessory structure. The proposed structure will measure 20 ft. in height.
 - c) **PC18-30**: Andrea Reedy of **Royal Rose LLC** is seeking approval for a lot consolidation of PPN: 483-13-010, PPN: 483-13-005 and PPN: 483-11-011 located on Royalton Road in General Industrial District.
 - d) **PC18-31**: Andrea Reedy of **Royal Rose LLC** is seeking building and site plan approval for the proposed project which includes new construction of 12,000 sq. ft. office/warehouse/service space(s), two building additions, demolition of existing house, garage, century home, driveway, fences and landscaping, repair of current parking lot and creation of an additional parking area, and relocation of ingress/egress driveway. The facility is located at **11204 Royalton Road**, also known as PPN: 483-13-005, 583-13-011 and PPN: 483-13-010 in General Industrial District.
5. Adjournment

REGULAR MEETING

1. Call to Order

2. Approval of Minutes

3. Old Business:

- a) **The Swim of Things.** Anna Paliwoda on behalf of The Swim of Things is seeking preliminary site plan approval for proposed parking lot enlargement and addition of a second egress drive located at 14386 Ridge Road, PPN: 487-02-023 in a General Business District. Tabled on 11-8-18. A 180 day extension expires 5-7-19.
- b) **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. The Final Plan approval was granted on 9-7-16. 180 day extension expires 1-28-19. Tabled.

4. New Business:

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5. Miscellaneous

6. Adjournment

djv:11/20/18