



City of North Royalton

Planning Commission

Agenda

April 27, 2022

Kyle Reisz
PC Secretary

North Royalton City Hall – 14600 State Road
Caucus: 6:45 p.m. / Public Hearing & Meeting 7:00 p.m.

REGULAR ORDER OF BUSINESS

1. Call to Order
2. Opening Ceremony – Pledge of Allegiance
3. Roll Call
4. Approval of Minutes
5. Adjournment

PUBLIC HEARING / OPEN MEETING / REGULAR MEETING

1. Call to Order
2. Old Business:
 - a. **PC22-05-02** Rob Morel, owner, is seeking final site plan approval for a new 9000 sq. ft. office and warehouse building on a 3.97-acre parcel of land located at 12020 York Road also known as PPN: 483-06-003 in the General Industrial (GI) zoning district.
3. New Business:
 - a. **PC22-06-01** Frontier Land Group, prospective developer, is seeking sketch plan approval for a new 31 lot single-family detached cluster subdivision on a 24-acre parcel of land located at 8217 Ridgedale Drive also known as PPN: 489-02-005 in the Residential (R1-A) zoning district.
 - b. **PC22-07-01** ORD. No. 22-63 – Council has referred to the PC an ordinance amending the codified ordinances of the City of North Royalton, Part 12 Planning and Zoning Code, Chapter 1260 General Provisions and Definitions, Section 1260.07 definitions to add appropriate definitions for accessory buildings, and declaring an emergency.
 - c. **PC22-07-02** ORD. No. 22-64 – Council has referred to the PC an ordinance amending the codified ordinances of the City of North Royalton, Part 12 Planning and Zoning Code, Chapter 1270 Residential Districts (other than senior citizen and rural residential districts), Section 1270.04 area, yard and height regulations, paragraph (g), and declaring an emergency.
 - d. **PC22-07-03** ORD. No. 22-65 – Council has referred to the PC an ordinance amending the codified ordinances of the City of North Royalton, Part 12 Planning and Zoning Code, Chapter 1270 Residential Districts, Section 1270.12 yards for accessory buildings and uses, paragraph (a), and declaring an emergency.

- e. **PC22-07-04** ORD. No. 22-66 – Council has referred to the PC an ordinance amending the codified ordinances of the City of North Royalton, Part 12 Planning and Zoning Code, Chapter 1270 Residential Districts, Section 1270.12 yards for accessory buildings and uses, by repealing paragraph (b), and declaring an emergency.

- f. **PC22-07-04** ORD. No. 22-67 – Council has referred to the PC an ordinance amending the codified ordinances of the City of North Royalton, Part 12 Planning and Zoning Code, Chapter 1270 Residential Districts, Section 1270.19 dwelling unit area requirement, paragraph (d), and declaring an emergency.

4. Adjournment