



# City of North Royalton

Mayor Robert A. Stefanik

## Planning Commission

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### PLANNING COMMISSION

#### AGENDA

Wednesday, March 22, 2017

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. **Royalton Place, LTD** is seeking approval of a lot split of PPN: 482-31-003 on the **northeast corner of York Road and Royalton Road**. The parcel is currently configured with two different zoning classifications: Senior Citizen district and General Business district.
  - B. **Michael R. Cloud of North Coast Design Build** on behalf of **Cloud Sprenger Properties LLC** and property owners **Emore C. and Maria Russo**, is seeking conditional use approval for a proposed five bedroom Family Home (Group Home) for the Mentor Network to be located at the **northeast corner of Drake Road and West 130<sup>th</sup> Street** also known as **PPN: 484-08-014** in an R1-A zoning district.
  - C. **Michael R. Cloud of North Coast Design Build** on behalf of **Cloud Sprenger Properties LLC** and property owners **Emore C. and Maria Russo**, is seeking site plan approval for a proposed five bedroom Family Home (Group Home) for the Mentor Network to be located at the **northeast corner of Drake Road and West 130<sup>th</sup> Street** also known as **PPN: 484-08-014** in an R1-A zoning district
  - D. **Michael Pizzuti of EMC Inc.** on behalf of **William Mueller** is seeking site plan approval for a proposed building facility located at **PPN: 483-06-025 York Beta Drive** in a General Industrial district.
  - E. **Justin Haselton of R.E. Warner & Assoc.** on behalf of **St. Paul Greek Orthodox Church** is seeking site plan approval for proposed parking lot improvements located at 4548 Wallings Road, also known as PPN: 489-20-003, in a Public Facilities district.
5. **Adjournment**

## REGULAR MEETING

1. **Call to Order**
2. **Approval of Minutes**
3. **Old Business**
  - A. **Woodcroft Glen Phase II.** Royalton Road, General Business and Residential Multi-family zoned. Final Plat Approval. Tabled.
  - B. **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 Zoning District. Phase II will tie into Indians Trails Phase I. Tabled.
  - C. **Royalton Place Ltd.** Is seeking site plan approval for a proposed multi-unit senior living facility located at PPN: 482-31-003 on the NE corner of York Road and Royalton Roads, in a Senior Citizen District. Tabled.
  - D. **Michael R. Cloud of North Coast Design Build on behalf of Cloud-Sprenger Properties, LLC and property owner Constantine and Trisha Glaros** is seeking conditional use approval and site plan approval for a proposed five bedroom Family Home (Group Home) for the Mentor Network to be located at 10109 Delsy Drive also known as PPN: 481-15-009 in a R1-A zoning district. Tabled.
  - E. **Line-X of Greater Cleveland** – Tabled. No new information submitted or known.  
Building plan and preliminary site plan approval.
4. **New Business**
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  - B. **Michael R. Cloud of North Coast Design Build** on behalf of **Cloud Sprenger Properties LLC** and property owners **Emore C. and Maria Russo**, is seeking conditional use approval for a proposed five bedroom Family Home (Group Home) for the Mentor Network to be located at the **northeast corner of Drake Road and West 130<sup>th</sup> Street** also known as **PPN: 484-08-014** in an R1-A zoning district.
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  - D. **Michael Pizzuti of EMC Inc.** on behalf of **William Mueller** is seeking site plan approval for a proposed building facility located at **PPN: 483-06-025 York Beta Drive** in a General Industrial district.

- E. **Justin Haselton of R.E. Warner & Assoc.** on behalf of **St. Paul Greek Orthodox Church** is seeking site plan approval for proposed parking lot improvements located at 4548 Wallings Road, also known as PPN: 489-20-003, in a Public Facilities district.

## **Miscellaneous**

## **Adjournment**