



# City of North Royalton

Mayor Robert A. Stefanik

**Planning Commission**

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## PLANNING COMMISSION

### AGENDA

**WEDNESDAY, APRIL 20, 2016**

**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. **McIlvried, DiDiano & Mox, LLC** is seeking building and site plan approval on behalf of the building owner **Arby's Corporation / Arby's Restaurant**. They are seeking site plan approval for proposed interior and exterior modifications to the current structure located at **6395 Royalton Road** also known as PPN:487-06-001, in a TCD district.
  - B. **Seeley, Savidge, Ebert & Gourash Co., LPA** is seeking site plan approval on behalf of the property owner, **Tribute Properties Inc. / James H. Busch / Babitt Funeral Home**, for a lot consolidation of **PPN:482-12-025 and PPN:482-12-032** currently zoned as R1-A residential district.
  - C. **Architectural Design Studios** is seeking site plan approval on behalf of the property owner **Tribute Properties, Inc. / Busch Funeral Homes / Babitt Funeral Home**. They are seeking building and site plan approval for proposed exterior modifications and driveway modifications to existing facility located at **9350 Ridge Road** and an adjacent vacant lot, also known as PPN:482-12-025 and PPN:482-12-032, in a R1-A residential district. A lot consolidation of both parcels will be necessary for expansion of a driveway.
5. Adjournment

## REGULAR MEETING

1. Call to Order
2. Approval of Minutes: March 2, 2016 PC meeting minutes
3. **Old Business**
  - A. **Woodcroft Glen**, Royalton Road, General Business and Residential Multi-family zoned. Woodcroft Glen Phase 2 – Final Plat Approval. **Tabled.**
  - B. **Carmen Matteo / Matteo Business Park**, 12492 York Road, also known as PPN:483-06-011, General Industrial zoned. Site Plan approval for an addition and an accessory structure. **Tabled.**
  - C. **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.**
4. **New Business**
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5. Miscellaneous
6. Adjournment

4-5-16 djv