City of North Royalton
Planning Commission
Agenda
March 6, 2024

Ian Russell
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. **PC23-10ext:** Anthony Tomaro, of Wallings-Ridge LLC, is seeking a 180-day extension of the preliminary site plan approval, received on April 5, 2023, for a proposed office building to be located at 12289 Ridge Road, also known as PPN: 488-01-001, in Office Building (OB) District zoning.

   b. **PC24-02:** Ted Polesiak, of CDMG, on behalf of Stevens Painton Corporation, is seeking final site plan approval for a 25,000 square foot accessory storage warehouse building located at 14470 York Road, also known as PPN: 483-26-001, in General Industrial (GI) District zoning. Preliminary Site Plan approval was granted at the December 6, 2023 Planning Commission meeting.

   c. **PC24-03:** Randy Parsons, of MPG Architects, on behalf of Dean Costello, of TMRD, Ltd., is seeking final site plan approval for a 20,926 square foot building addition and associated parking lot expansion for an industrial building located at 9601 York Alpha Drive, also known as PPN: 483-15-008, in General Industrial (GI) District zoning. Preliminary Site Plan approval was granted at the December 6, 2023 Planning Commission meeting.

   d. **PC24-04:** Mark Holz, of Frontier Land Group, on behalf of FLG Woodland Bend LLC, is seeking final site plan and preliminary plat approval for a proposed detached single-family cluster development consisting of 20 buildable lots located off of Sprague Road, also known as PPN: 489-02-033, in Residential (R1-A) District zoning. Preliminary Site Plan approval was granted at the March 8, 2023 Planning Commission meeting.

3. New Business:

   a. None.

4. Miscellaneous

5. Adjournment