

Minutes of the Planning Commission Meeting

September 7, 2017

6:00 P.M.

Mayor Katie Gallagher called the meeting to order.

PRESENT: Katie Gallagher, Mayor
Jim Oper
Joe Polidori
Meg Ryan Shockey

ABSENT: Tony DeMarco, Council Representative

APPROVAL OF MINUTES:

Motion by Polidori, second by Ryan Shockey to approve the minutes of August 3, 2017. **Vote Resulted:** *To approve: Gallagher, Ryan Shockey, Polidori. No: None. Abstain: Oper (APPROVED)*

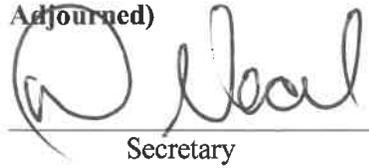
A request from Jimmy Hignits for approval of 3 banner signs on building for a temporary business at 4798 Ridge Road. P.P. #433-07-008. Docket # 9-2017-1. Kelly Zalenski was there to represent Spirit. Commissioner Kulcsar explained the property owner approved to have only 2 banner signs installed. We will amend the request to reflect this. This is a temporary business that comes in this time every year. The building department is ok with the request. After further discussion, A **Motion** by Mayor Gallagher second by Oper to **APPROVE AS AMENDED** the request from Jimmy Hignits for approval of 2 banner signs on building for a temporary business at 4798 Ridge Road. P.P. #433-07-008. Docket # 9-2017-1 **Vote Resulted:** *To approve as amended: Yes: Gallagher, Oper, Ryan Shockey, Polidori. No: None. (APPROVED AS AMENDED)*

A request from Labella Associates for approval of an additional parking area at 9500 Brookpark Road. P.P# 433-18-001. Docket # 9-2017-2. Commissioner Kulcsar explained this property was the old Carnegie Auto Body. Peterbilt recently purchased this property and they are looking to do some improvements. They are looking to add additional parking spaces. There are several sticking points on this request; they will need a variance for the lot coverage because is well over the maximum (there should be a least 25 percent landscaping, they do not have that). They will also need a variance for the parking setback. Mike Devlin and William Schulz were there to represent Allstate Peterbilt. William explained why they need the additional parking. After further discussion, A **Motion** by Mayor Gallagher second by Polidori to **APPROVE CONTINGENT ON ZONING VARIANCE APPROVAL** the request from Labella Associates for approval of an additional parking area at 9500 Brookpark Road. P.P# 433-18-001. Docket # 9-2017-2. **Vote Resulted:** *To APPROVE CONTINGENT ON ZONING VARIANCE APPROVAL: Yes: Gallagher, Oper, Ryan Shockey, Polidori. No: None. (APPROVED CONTINGENT ON ZONING VARIANCE APPROVAL)*

A request from Jim Yurkschatt of Campbell & Associates, Inc, authorized agent for Raymond and Judith Petrime, Trustees for a Lot Consolidation of 4584 and 4586 Rodoan Road. P.P# 432-15-012 and 432-15-110. Docket# 9-2017-3. Commissioner Kulcsar explain this is a 2 family structure that is now listed as two individual half homes. This request is to consolidate it to one two family dwelling. Mr. Kulcsar encourages the board to approve this to alleviate the split owner situation and utilities problems this causes. After further discussion, **Motion** by Polidori second by Mayor Gallagher to **APPROVE** A request from Jim Yurkschatt of Campbell & Associates, Inc authorized agent for Raymond and Judith Petrime, Trustees for a Lot

Consolidation of 4584 and 4586 Rodoan Road. P.P# 432-15-012 and 432-15-110. Docket# 9-2017-3. **Vote Resulted:** *To approve:* Yes: Gallagher, Oper, Ryan Shockey, Polidori. No: None. **(APPROVED)**

There being no further business, **Motion** by Mayor Gallagher, second by Ryan Shockey to adjourn. **Vote Resulted:** *To adjourn:* Yes – Mayor Gallagher, Oper, Ryan Shockey, Polidori No: None. **(Meeting Adjourned)**


Secretary


Chairperson