

Chairman McGrath stated it being way pass 7:30, we will call the March 1st meeting of the North Royalton Planning Commission to order please.

The **Planning Commission** of the **City of North Royalton** met in the North Royalton Council Chambers, 13834 Ridge Road on **Wednesday, March 1, 2006** in regular session. The meeting was called to order by **Chairman Edward McGrath at 7:32 P.M.**

Chairman McGrath stated will the Secretary please call the roll.

Present: Chairman McGrath, Mayor Cathy J. Luks, Vice Chairman Tony Sandora, Council Representative Don Willey, Victor Bull, Rito Alvarez, Building Commissioner, Clark Merdes, P.E., City Engineer, Donna Vozar, 2nd Assistant Prosecutor and Brenda L. Fashempour, Secretary.

Opening Ceremony - Pledge of Allegiance. Chairman McGrath stated please stand for the Opening Ceremony, Pledge of Allegiance. Pledge of Allegiance recited.

Approval of minutes: February 15, 2006. Ms. Fashempour stated under approval of minutes, February 15, 2006, she needs a motion to excuse Mayor Luks for cause. So moved Chairman McGrath. Second Tony Sandora. Chairman McGrath stated moved and seconded, Secretary please call the roll. Roll call: Yeas: Four - Willey, Sandora, Bull, Chairman McGrath. Nays: None. Motion carried. Ms. Fashempour stated and if you so choose a motion to approve those. So moved Tony Sandora. Second Victor Bull. Chairman McGrath stated Secretary please call the roll. Roll call: Yeas: Four - Sandora, Bull, Willey Chairman McGrath. Nays: None. Motion carried. Chairman McGrath stated they are approved.

Old Business:

Speedway Super America, LLC, 9191 Royalton Road, Motorist Service Zoning. Cooler Approval. Tabled.

Ms. Fashempour stated it is tabled, there will be no action.

Ordinance No. 05-166 - An Ordinance amending the Codified Ordinances of the City of North Royalton, Part 12 Planning & Zoning Code, Chapter 1284 Signs, Section 1284.18 Banners/Pennants in Local and General Business Districts; Permit; Fee, Paragraph (a), and Declaring an Emergency. Tabled.

Ms. Fashempour stated it is tabled there will be no action.

Tartan Development Company, **Chesapeake Subdivision No. 5**, extension of Chesapeake Drive, Part PPN 482-08-003, and 002, R1-A Zoning. Sketch Plan Approval for 4 lots. **Tabled.**

Ms. Fashempour stated is the Applicant here this evening. Ms. Fashempour stated the Applicant is not present.

Chairman McGrath stated the Applicant is not present.

Mayor Luks stated okay.

Ms. Fashempour stated so she guessed we won't take that one off the table this evening.

Recreation Allocation - **Abbeyville Townhouses**, Hinckley Ridge Ltd., Laurie Pribish, 11349 Abbey Road, PPN 481-27-021, RM-Z Zoning, submitted to the City of North Royalton and that it be approved by the Commission pursuant to Section 1246.08 Allocation of Areas for Public Use (b) although less than the minimum area required by Section 1246.08 Allocation of Areas for Public Use (b) is to be dedicated to the City for public park or recreational uses - Approval. **Tabled.**

Ms. Fashempour stated it is tabled, there will be no action.

Abbeyville Townhouses, Hinckley Ridge Ltd., Laurie Pribish, 11349 Abbey Road, PPN 481-27-021, RM-D Zoning. Preliminary Plan Approval for 38 Townhouses. **Tabled.**

Ms. Fashempour stated it is tabled, there will be no action.

Imagination Station, York Road, PPN 482-27-006, General Business Zoning. Site Plan Approval. **Tabled.**

Ms. Fashempour stated it is tabled, the Applicants are here this evening, if you so choose she needs a motion to remove it from the table.

So moved Mayor Luks.

Second Victor Bull.

Chairman McGrath stated moved and seconded, Secretary please call the roll.

Roll call: Yeas: Five - Bull, Mayor Luks, Willey, Sandora, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated will the Applicant step forward please and share with us what you will.

Yes, um, my name is James Quinn, Imagination Station.

Chairman McGrath stated in the microphone please, your home address please.

Mr. Quinn stated 20982 Fawnhaven Drive.

Chairman McGrath stated in the microphone please.

Mr. Quinn stated 20982 Fawnhaven Drive.

Chairman McGrath stated Thank You.

Mr. Quinn stated any questions.

Chairman McGrath stated anything you would like to share with us as a matter of record.

Mr. Quinn stated he a, he believes that we have complied with everything that we have been requested to and we are asking for approval on this matter.

Chairman McGrath stated Thank You.

Chairman McGrath stated to the Engineer please, comment.

Mr. Merdes stated Thank You Mr. Chairman, a he agrees with the Applicant, the revised site plan submitted does address all of his previous comments, Thank You.

Chairman McGrath stated Thank You, and you are satisfied.

Mr. Merdes stated yes.

Chairman McGrath stated Thank You.

Chairman McGrath stated to the Building Department please.

Mr. Alvarez stated a no comment Mr. Chairman.

Chairman McGrath stated Thank You.

Chairman McGrath stated anyone else on the Commission, comments, thoughts.

Chairman McGrath stated anyone in the audience wishing to be heard.

Chairman McGrath stated that being the case, any motions.

Mayor Luks stated Mr. Chairman.

Chairman McGrath stated Mayor.

Mayor Luks stated she moves to approve.

Don Willey stated second.

Chairman McGrath stated moved and seconded, further discussion, Secretary please call the roll.

Roll call: Yeas: Five - Mayor Luks, Willey, Sandora, Bull, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated that Site Plan Approval has been granted, Good Luck to You.

Mr. Quinn stated and he Thanks you.

Chairman McGrath stated Thank You.

Fahim F. Gemayel, **Platinum Park Plaza**, Royalton Road, PPN 483-26-006, General Industrial Zoning. Site Plan Approval. **Tabled.**

Ms. Fashempour stated it is tabled there will be no action.

Conditional Use Permit for Cyndi Cawthorne for the purpose of operating a Drive Thru Beverage Store at 14232 Bennett Road, PPN 487-01-029, Town Center District - 1. Property Owner Robert Notarianni. Cyndi Cawthorne proposes that the Drive Thru Beverage Store will have an inventory of beer, wine, pop, soft beverages, snack foods, ice, tobacco products, lottery, bread, milk, packaged items (cheese, eggs, ice cream, cookies, crackers, dips) candy and a product mix of convenience store items such as: bakery, batteries, charcoal, paper products, and health aids. Proposed operating hours, seven days a week, 10 A.M. to Midnight.
Tabled.

Ms. Fashempour stated she believes she is here this evening, if you so choose, can she have a motion to remove it from the table.

So moved Don Willey.

Second Tony Sandora.

Chairman McGrath stated moved and seconded, Secretary please call the roll.

Roll call: Yeas: Five - Willey, Sandora, Bull, Mayor Luks, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated and if the Applicant will step forward please and share with us what you will.

Chairman McGrath stated your name, your home address, speak into the microphone and remember you are being recorded.

Her name is Cyndi Cawthorne and her address is 7699 Montello Road, Independence, Ohio.

Ms. Cawthorne stated and a basically we were here last, last meeting and a was told that we need to bring forward some recommendations or some improvements from the building so she is just here to give you a follow up as to what's been done so far. Ms. Cawthorne stated the Landlord is looking at some options, she really doesn't know exactly what he has in mind but a, he is working on something to make some improvements to the front of the building as suggested by the Architectural Review Board and she appreciates you getting us in front of them, that worked well and also to having the Building Department come out and look as well too, that was very helpful.

Chairman McGrath stated Thank You.

Ms. Cawthorne stated uh, Thanks.

Chairman McGrath stated to the Engineering Department anything you wish to start with.

Mr. Merdes stated Thank You Mr. Chairman, no comment tonight.

Chairman McGrath stated to the Building Department any comments please.

Mr. Alvarez stated a Mr. Chairman a, again, himself, his Electrical Inspector and Plumbing Inspector was out there today, we didn't see any impending serious hazard, as a result a that was his report for that part of it, we did see some Code deficiencies that need to be corrected and he is preparing a report to send to Cyndi Cawthorne and those things would have to be corrected and we would need a Registered Contractor to do the corrections.

Chairman McGrath stated right, Thank You.

Mr. Alvarez stated sure.

Chairman McGrath stated Ms. Cawthorne relative to the ARB Meeting the other day, were there any recommendations that you can recall that they suggested relative to the exterior appearance of the building and would you step forward again please.

Ms. Cawthorne stated sure. Ms. Cawthorne stated they had suggested possibly a as, a solution maybe, not, it is not necessarily a brick face but it's called a Nova brick.

Chairman McGrath stated yes.

Ms. Cawthorne stated they had said and she is not really sure if they were for painting or not painting but also possibly stucco might be another alternative.

Chairman McGrath stated so they did make some, some suggestions in that regard.

Ms. Cawthorne stated yes.

Chairman McGrath stated and also as a point of clarification two items, two weeks ago, the Owner of the Building if his memory serves him correctly, tell, told, told us that it was brown brick all the way around, he visited the next day, it was as it appeared, as he remembered it to be on the north side it is not brown brick it is cinder block, either painted or weathered, he can't tell which, he apparently forgot that the north side was block when he told us that the building was brick and what are the plans for that north side, it's.

Ms. Cawthorne stated she doesn't know.

Chairman McGrath stated okay that, that will need to be addressed as well.

Ms. Cawthorne stated um uh.

Chairman McGrath stated and also in case he misspoke when he told you last time that when you, when you came back before us there would be no further fees that's with regard to the Conditional Use Permit only.

Ms. Cawthorne stated uh um.

Chairman McGrath stated there may be further fees involved with signage, remodeling, plumbing, heating, wiring, those fees are are Building Department fees and are separate from what we are talking about here.

Ms. Cawthorne stated uh um.

Chairman McGrath stated so when, when he said there would be no further, come back before us and there will be no further fees, it's with, it's with regard to your Application for Conditional Use Permit that there would be no further fee.

Ms. Cawthorne stated okay.

Chairman McGrath stated Thank You.

Chairman McGrath stated to the Law Department we discussed many alternatives as to what we might do in this Case, would you have a recommendation perhaps.

Mrs. Vozar stated well um, obviously it's, it's imperative that we make sure that whatever is approved is, is conditioned on whatever this Board wants to see happen with this property, obviously as the, the property was discontinued in it's use for some time, it is now zoned, it needs to be in conformity with it's zoning, it's here for Conditional Use and this Board has authority under 1262.07 C 3 to impose any conditions that you think are appropriate to this particular application, obviously whatever you do you want to make sure that that this Applicant is going to get into compliance and one of the things that we talked about is insuring and that they have meet all the conditions and one of those maybe making sure that whatever Architectural Review has submitted so obviously you wouldn't have a permit to, an occupancy permit to have your business ongoing until you are in compliance with everything that's been issued as far as this Board or Architectural Review so certainly there are conditions that, that the Board can put on she don't, she is not sure what you have before you at this point as far as what their plans are, it's not her recommendation that you would grant the Conditional Use until more information is forthcoming she thinks were, were premature at this point.

Ms. Cawthorne stated no, she understands that, yeah, she just wanted to give an update as to you know what what we have done so far.

Mrs. Vozar stated sure.

Chairman McGrath stated Thank You.

Mayor Luks stated great.

Chairman McGrath stated if, if you can come before us perhaps at the next meeting and he, he don't mean to rush you but he knows that you suggested that you would like to be in place on or about the 1st of May, and if you and someone of decision making authority relative to the Owners of the Building whether it is the owner, his son in law, someone with decision making authority could appear with you and tell us what the time frame and what, specifically what you plan, what they plan to do and what you in conjunction with them have planned for the building we could probably address it at that time.

Ms. Cawthorne stated okay that's great.

Chairman McGrath stated Thank You very much.

Ms. Cawthorne stated yeah, Thank You.

Chairman McGrath stated do you have any other questions.

Ms. Cawthorne stated no, she thinks she is clear, Thanks.

Chairman McGrath stated Thanks.

Chairman McGrath stated motion to table.

Mayor Luks stated so moved.

Tony Sandora stated second.

Chairman McGrath stated moved and seconded, Secretary please call the roll.

Roll call: Yeas: Five - Willey, Sandora, Bull, Mayor Luks, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated it is tabled.

Century Bank, 6160 Royalton Road, Town Center District - 2. Signs Approval. **Tabled.**

Ms. Fashempour stated Century Bank is tabled there will be no action.

New Business

Sign Approval

Signs & Signs, **William Schmidt, D.D.S.**, 7029 Royalton Road, Town Center District - 1. Sign Approval.

My name is William Schmidt, he owns the building 7029 Royalton Road. Mr. Schmidt stated his Contractor is Signs and Signs and he doesn't know where he is, he knows he applied for the permit, he can't get a hold of him, his phone is disconnected so he just can't get a hold of him but anyway, and his cell phone doesn't work so, anyhow, he knows his sign right now is high, it's too high but it is going to be lower because we are waiting to put electric connections underneath so it can be lighted and that is what he is waiting for now, as far as he can figure out, for the electrician to come and connect up the necessary electric then the sign will be lowered to the top of the posts that are in there, the posts are 7' high so he knows that sign is above it but it's suppose to go down, he knows the setback is not as much as you require but he, he can't because they took so much property, he means he has a sidewalk, he can't put it on the sidewalk that was about as far back as they could go.

Chairman McGrath stated we understand.

Doctor Schmidt stated and he, he is going to landscape it as soon as they get the, the wires in and the pipes in and so forth he will be happy to landscape it and plant some flowers around it or whatever so he means that's about all he can do but he would like to get a hold of his, his Contractor.

Chairman McGrath stated have you knocked on his door he means.

Doctor Schmidt stated he is going to have to go knock on his door he guessed, is what he will have to do.

Mayor Luks stated Mr. Chairman.

Chairman McGrath stated Mayor please.

Mayor Luks stated for some other reasons the City has been trying to get a hold of him and has, we have not been able to get a hold of him for she thinks it is at least two months now.

Doctor Schmidt stated and he paid him.

Mayor Luks stated you paid him.

Doctor Schmidt stated he paid him already.

Doctor Schmidt stated he may have to hire somebody else to lower the sign, he suppose so.

Mayor Luks stated yeah.

Doctor Schmidt stated but he will do that.

Chairman McGrath stated Thank You.

Chairman McGrath stated to the Building Department, any thought as to how we can address the, we have already apparently addressed the height issue.

Doctor Schmidt stated well that's, that's coming down.

Chairman McGrath stated but as far as the setback question, how do we address that.

Mr. Alvarez stated well again, he made a note here that, please note that the street was widen as a result of the City street improvement program so that is where that 15' came in at, we widen the street so, did the City create the hardship and the Code violation or and the sign was already there.

Doctor Schmidt stated we even moved it back from where it was.

Mr. Alvarez stated but more importantly he thinks what he has brought up was the fact that you are going to light it up.

Doctor Schmidt stated oh, definitely.

Mr. Alvarez stated that requires an electric permit and.

Doctor Schmidt stated he doesn't know if he got the electric permit but he will hire somebody to do that.

Mr. Alvarez stated normally what will, what the Building Department will require is some, some schematic on how you are going to do that.

Doctor Schmidt stated okay, well he will have the Contractor do that for you.

Mr. Alvarez stated that's fine, that's great, that's really the only issues that he can really address.

Mayor Luks stated Mr. Chairman.

Chairman McGrath stated Mayor.

Mayor Luks stated to the Building Commissioner, the height issue, are we clear that.

Mr. Alvarez stated it has to be lowered Mayor.

Doctor Schmidt stated it will be lower.

Mayor Luks stated okay but you are saying it's going to be lowered to.

Doctor Schmidt stated well at least, it's three feet above the post, the post are 7' high and it's going to come down level with the posts.

Mayor Luks stated okay.

Doctor Schmidt stated he left it up only because to connect underneath.

Mayor Luks stated all right.

Doctor Schmidt stated in fact he means, it's very easy to come down it just has to be, the bolts have to be taken out and the sign will be lowered and then it will have to be bolted back.

Mayor Luks stated and.

Doctor Schmidt stated and it will come down.

Mayor Luks stated okay, that's, she just wanted to be clear.

Doctor Schmidt stated he means he was upset, he was upset it was so high himself.

Mayor Luks stated sure.

Doctor Schmidt stated he didn't want it that high.

Mayor Luks stated okay, and Mr. Chairman if she may continue.

Chairman McGrath stated sure.

Mayor Luks stated can you tell me, did you, your landscaping is going to be what.

Doctor Schmidt stated well whatever you think you would like, he can put some flowering bushes or plants or some stone around it or whatever.

Mayor Luks stated shrubs but.

Chairman McGrath stated normally when the Applicant comes in and your sign person can help you with this, you would have a landscape plan with you.

Doctor Schmidt stated he sees, do you have any suggestions.

Chairman McGrath stated his suggestion quite honestly would be to table this until the next meeting and give you a chance to go knock on his door, because he already knows what to bring, he means he will know about the landscape plan, he can address, probably have permits by then and things, and we can do it all at one time and that gives you two weeks to get in contact with him if that's okay with you because the landscape plan is kind of integral with this and it's not so much a matter of what we want it is a matter of what you propose and as long as you propose something within reason we are good with it.

Doctor Schmidt stated sure.

Chairman McGrath stated but he'll, he'll have, he will have a idea of what will work up and down the street given the salt that's going to be thrown back from the snow plows and things like that.

Doctor Schmidt stated well he can contact a landscaper because he doesn't, you know, he can't.

Chairman McGrath stated and that's, that's where, come in with something specific.

Doctor Schmidt stated all right.

Chairman McGrath stated and we can do it all the next time if that's okay with you.

Doctor Schmidt stated yeah, it will be all right.

Chairman McGrath stated good.

Mayor Luks stated Mr. Chairman if she may.

Chairman McGrath stated Mayor.

Mayor Luks stated Doctor Schmidt, normally, normally in this process you would go on to the Architectural Review Board so that they could look at.

Doctor Schmidt stated right.

Mayor Luks stated at your sign and look at your landscaping but because your sign had to be moved and you went through the inconvenience of the road widening we were, we have stipulated that were are not going to ask you to go get a variance because it doesn't meet setbacks and we are not going to ask you to go to the ARB on those issues.

Doctor Schmidt stated okay, Thank You.

Mayor Luks stated but we need, we still need.

Doctor Schmidt stated you need something he agrees.

Mayor Luks stated yes, please.

Doctor Schmidt stated okay.

Mayor Luks stated okay.

Doctor Schmidt stated well how about if I get you some, some plants for the landscaping and you know the sign will come down that's for sure and then he will get something, electrical diagram.

Mayor Luks stated sure, okay, good, Thank You Mr. Chairman.

Chairman McGrath stated and tell Larry that we would like to see him with you next time too.

Doctor Schmidt stated yeah he wished he would have come, he thought he was going to come.

Chairman McGrath stated well he usually, he usually does, he is pretty good about that.

Doctor Schmidt stated okay.

Chairman McGrath stated Thank You.

Doctor Schmidt stated all right well Thank You.

Toy Sandora stated Thank You.

Chairman McGrath stated Good Luck.

Doctor Schmidt stated take care.

Chairman McGrath stated motion to table.

Tony Sandora stated motion to table.

Victor Bull stated second.

Chairman McGrath stated moved and seconded, Secretary please call the roll.

Roll call: Yeas: Five - Bull, Mayor Luks, Willey, Sandora, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated tabled.

Imagination Station, York Road, PPN 482-27-006, General Business Zoning. Sign Approval.

Chairman McGrath stated the Applicant is here, would you step forward please and share with us what you will.

It is James Quinn, 20982 Fawnhaven Drive. Mr. Quinn stated we are here to apply for a sign for the proposed property on York Road Imagination Station.

Chairman McGrath stated nice looking sign.

Mayor Luks stated uh um, it is.

Ms. Fashempour passed out the color copy and also they are going to put the address on both sides of the pillars.

Chairman McGrath stated to the Building Department please.

Mr. Alvarez stated a Mr. Chairman, the sign basically meets all the requirements for the signage according to the Codified, his only other comment would be a, what type of foundation, are you going to have a footer foundation under this particular.

Mr. Quinn stated yes, it is going to be masonry footer.

Mr. Alvarez stated yes, it, it will be below frost, solid concrete and then it will have a brick pillar on either side.

Mr. Alvarez stated okay, what he would request that you detail that in a, if Planning Commission approves it, submit the detail of your construction plans to the Building Department.

Mr. Quinn stated okay, very well.

Mr. Alvarez stated no further comments Mr. Chairman.

Chairman McGrath stated and of course we need to talk about the landscape plan as well in the same vain, you do have a landscape plan.

Mr. Quinn stated we, we have, we have one that were in, in work with and this particular instance we were planning to a like a ground cover with some small shrubs but we are going to have a landscape plan.

Chairman McGrath stated and you know that when you go to the ARB you should have that landscape plan with you so that, so that you have it all in one package at one time and they can review the entire application in totality.

Mr. Quinn stated very well.

Chairman McGrath stated okay.

Chairman McGrath stated motion to refer to ARB or.

Ms. Fashempour stated we approve.

Chairman McGrath stated okay, is there any one in the audience wishing to speak.

Chairman McGrath stated any motions.

Don Willey stated motion to approve.

Tony Sandora stated Mr. Chairman.

Chairman McGrath stated is Mr. Sandora, he is sorry, anyone else on the Commission questions.

Tony Sandora stated no, he was going to make a motion.

Chairman McGrath stated okay.

Don Willey stated go ahead.

Tony Sandora stated Mr. Chairman he makes, he moves to make a motion to approve the sign for Imagination also that make sure that they put the address on, on the pillars as the Applicant has stated.

Chairman McGrath stated good, Thank You, is there a second.

Don Willey stated second.

Chairman McGrath stated moved and seconded, further discussion, Secretary please call the roll.

Roll call: Yeas: Five - Sandora, Bull, Mayor Luks, Willey, Chairman McGrath. Nays: None. Motion carried.

Utility Plan Request

Columbia Gas of Ohio plans to install 2560' of 3" and 520' of 2" new plastic distribution main on **Glen Drive South, Berkshire Way and Bentley Drive** - Approval.

Chairman McGrath stated to the Engineer any comment please.

Mr. Merdes stated yes, Thank You Mr. Chairman. Mr. Merdes stated on the first application, the, this is a new natural gas utility to a new development, it would be to Worthington Phase 2, being that the Construction Drawings are not complete and haven't been approved by the, the Engineering Department, he believes this application should be tabled, there is also another problem with this application in that there plans do not show the a preserved wetlands or indicate any special installation requirements that are going to be needed to not disturb the wetlands during the installation of this utility so they are actually going to have to re-submit a new plan for this application and for those reasons he would recommend the Planning Commission table this.

Chairman McGrath stated Thank You.

Chairman McGrath stated that being the case, is there a motion to table.

Tony Sandora stated motion to table.

Victor Bull stated second.

Chairman McGrath stated moved and seconded, Secretary please call the roll.

Roll call: Yeas: Five - Bull, Mayor Luks, Willey, Sandora, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated tabled.

Chairman McGrath stated Brenda will you or someone from your Office please contact Molly at Columbia Gas and tell her what we need.

Columbia Gas of Ohio plans to install 1080' of 3" and 1800' of 2" new plastic distribution main on **Bentley Drive, Richland Drive and Yorkshire Way** - Approval.

Chairman McGrath stated again to the Engineer please, any comment.

Mr. Merdes stated Thank You Mr. Chairman. Mr. Merdes stated this is a new natural gas installation to a new development, this would be to Huntington PUD Phase 2, the final plan of development area is not approved and he would recommend at this time tabling this application.

Chairman McGrath stated Thank You.

Mayor Luks stated Mr. Chairman.

Chairman McGrath stated Mayor.

Mayor Luks stated move to table.

Victor Bull stated second.

Chairman McGrath stated moved and seconded, Secretary please call the roll.

Roll call: Yeas: Five - Willey, Sandora, Bull, Mayor Luks, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated tabled.

Columbia Gas of Ohio plans to install 1620' of 3" and 540' of 2" new plastic distribution main on **Bentley Drive and Coventry Court - Approval.**

Chairman McGrath stated to the Engineer please.

Mr. Merdes stated Thank You Mr. Chairman. Mr. Merdes stated this is a new installation of natural gas utility to a new development, this being to Huntington PUD Phase 1, once again final plan of Development Area is not approved and he recommends tabling this application.

Chairman McGrath stated Thank You very much.

Chairman McGrath stated motion to table.

Victor Bill stated move to table.

Tony Sandora stated second.

Chairman McGrath stated moved and seconded, Secretary please call the roll.

Roll call: Yeas: Five - Willey, Sandora, Bull, Mayor Luks, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated it is tabled.

Miscellaneous

Ms. Fashempour stated she has nothing under Miscellaneous.

Chairman McGrath stated nothing under Miscellaneous.

Adjournment

Tony Sandora stated move to adjourn.

Don Willey stated second.

Chairman McGrath stated moved and seconded, Secretary please call the roll.

Roll call: Yeas: Five - Sandora, Bull, Mayor Luks, Willey, Chairman McGrath. Nays: None. Motion carried.

Chairman McGrath stated we are adjourned.

Planning Commission Meeting for Wednesday, March 1, 2006 adjourned at 8:00 P.M.

Approved: Edward McGrath
Chairman - Planning Commission

Attest : Brenda L. Fashempour
Secretary - Planning Commission

Date : March 15, 2006