



City of North Royalton

Mayor Robert A. Stefanik

Planning Commission

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PLANNING COMMISSION

AGENDA

Wednesday, February 6, 2019

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) **PC19-05: Indian Trails Subdivision Phase 2** – Robert Nottrodt on behalf of Woodhill Properties, Inc. is seeking Final Plan approval and Preliminary Plat approval for Indian Trails Subdivision Phase II. The subdivision will consist of 13 single family residential 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 extend the two public streets Shawnee Circle and Chippewa Path from Phase I of Indian Trails subdivision.
 - b) **PC19-06: Quarry Park Subdivision** – Greg Zillich on behalf of Zillich Interiors, Arthur Thompson, George and Pamela Glus, David and Patricia Hajnosz and Mark and Teri DeCress is seeking Sketch Plan approval for Quarry Park Subdivision. The proposed subdivision will consist of 20 single family residential lots located off State Road on PPN: 488-09-002, 488-09-003, 488-09-012 and 488-09-044 in a R1-A Zoning District.
5. **Adjournment**

REGULAR MEETING

1. **Call to Order**
2. **Approval of Minutes**
3. **Old Business:**
 - a) **The Swim of Things.** Anna Paliwoda on behalf of The Swim of Things is seeking preliminary site plan approval for proposed parking lot enlargement and addition of a second egress drive located at 14386 Ridge Road, PPN: 487-02-023 in a General Business District. Tabled on 11-8-18. A 180 day extension expires 5-7-19.

- b) **Huntington Park Subdivision Phase 4.** Final site plan approval. The subdivision will consist of 14 single family residential lots on PPN: 488-12-030 in a R1-A zoning District. Phase 4 will be an extension of Angelina Drive. The Final Plan approval was granted on 9-7-16. 180 day extension expires 7-3-19. Tabled.
- c) **PC19-02:** Chris Bailey of **Bailey Development** Is seeking Sketch Plan approval for a minor subdivision consisting of (4) four single family lots with a private drive on an 8 acre parcel of property. The proposed minor subdivision will be located on PPN: 486-17-013 off Watercrest Drive in a Rural Residential Zoning District. Tabled on 1-3-19.

4. **New Business:**

- c) **PC19-05: Indian Trails Subdivision Phase 2** – Robert Nottrodt on behalf of Woodhill Properties, Inc. is seeking Final Plan approval and Preliminary Plat approval for Indian Trails Subdivision Phase II. The subdivision will consist of 13 single family residential 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 extend the two public streets Shawnee Circle and Chippewa Path from Phase I of Indian Trails subdivision.
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5. **Miscellaneous**

6. **Adjournment**

djv:1/22/19