

CITY OF CHARDON PLANNING COMMISSION

Meeting Minutes
September 16, 2019

Members Present:

Andrew Blackley, Vice-Chairman
Chris Grau
Dean Peska

Mary Jo Stark

Hannah Sekas

Members Absent:

Al Hunziker
Kenneth Miller, Chairman

Also Present:

Doug Courtney, City Engineer
Jim Gillette, Law Director
Dale Griffis
Joe Koziol, Times

Rebecca Repasky, Secretary
Steve Yaney, Community Development
Administrator

Mr. Blackley called the meeting to order at 6:30 p.m. The Pledge of Allegiance was said. Roll was called.

Mr. Blackley said everyone received copies of the August 19, 2019 meeting. The motion was made by Mr. Grau to approve the minutes. It was seconded by Mrs. Sekas. Mrs. Stark abstained. The vote carried 4-0.

Mr. Blackley reminded all that were present to sign in for the meeting. Mr. Blackley explained the procedure of the meeting and swore in City staff.

NEW BUSINESS

PC Case #19-173: Mr. Yaney explained the applicant, Cold Harbor Building Co., on behalf of Medical Partners, is requesting a variance to increase the maximum number of parking spaces for a medical office building from 42 to 64. Mr. Yaney said the building will be completed in a month and a half; but the parking lot will be done next year. Staff has no issues and the Fire Marshall is ok with the plan as long as the fire route stays the same. (Mr. Griffis agreed.) Mr. Yaney reviewed the Findings of Fact to the Commission.

Mr. Blackley asked if there is a second phase. Mr. Yaney said yes – but is unsure if these parking spaces are included.

Mr. Griffis was sworn in.

Mr. Griffis said yes and that the building is built to the max on allotted space. He said in the future, the owner would like to add an urgent care and offices for specialty doctors.

Mr. Grau asked if the landscaping is done, how the additional spaces are going to be added. Mr. Griffis said the area for the landscaping was done to City specification; but they ran out of money for the additional landscaping. Most of it will be moved to accommodate the spaces.

Mr. Grau made a motion to grant the variance. It was seconded by Mr. Peska. The vote carried 5-0.

Mr. Griffis said it would do the City well to allow this type of development to continue.

OTHER BUSINESS

Mr. Blackley said there is a joint Planning Commission/City work session on Thursday, September 26, 2019 to discuss the Planning & Zoning Code Amendment with CT Consultants.

There will be a special meeting on: Monday, October 7th, 2019 regarding the Perrico's restaurant. Mr. Peska expressed concerned that the patio going in at the new restaurant will cause too much noise to the neighbors on North Street. Mr. Yaney said the neighbors were included in on the design and there is an ordinance that bands cannot be on the patio and cannot disturb the neighbors.

Mr. Grau made a motion to adjourn the meeting at 6:51 p.m. It was seconded by Mr. Peska.

EXECUTIVE SESSION – none

Respectfully Submitted:

ANDREW BLACKLEY, VICE CHAIRMAN

Rebecca Repasky, Secretary