

AVON PLANNING COMMISSION REGULAR MEETING AGENDA 4-20-16

A REPRESENTATIVE MUST BE PRESENT AT THE MEETING  
REGULAR MEETING AGENDA

WEDNESDAY, APRIL 20, 2016  
7:00P.M.

1. PUBLIC HEARINGS

- Rezoning of the Barelka Property, 36460 Chester Road from C-1 to R-3.
- Amend Special Use Permit Costco, 35804 Detroit Road to include the canopy expansion and addition of fueling dispensers.
- Amend Special Use Permit All Pro Freight Stadium to include the awning and outdoor bar.
- Amend Special Use Permit Avon 25 Real Estate, LLC to include the Rose Parkway Extension and a portion of Avon Commerce Parkway.
- Special Use Permit for Bernie Knoble to include roadside produce stand at 4451 Case Rd.
- Special Use Permit for Theresa Knoble to include a roadside produce stand at 2970 Moon Rd.
- Special Use Permit for Theresa Knoble to include a roadside produce stand at 39160 Detroit Rd.
- Amend Special Use Permit for Veteran's Memorial Park to include a fence and access drive improvements.

2. ROLL CALL

MARY BERGES

RYAN CUMMINS, CITY ENGINEER

BILL FITCH

PAM FECHTER, ECON. DEV/ PLAN COORDIN

BRYAN JENSEN, MAYOR

JOHN GASIOR, LAW DIRECTOR

JIM MALLOY

RICK SCHNEIDER, ZONING ENF. OFFICER

CAROLYN WITHERSPOON, CHAIRMAN

JILL CLEMENTS, SECRETARY

3. MINUTES OF THE REGULAR MEETING- MARCH 16, 2016

Motion to dispense of the reading of the minutes of the regular meeting held on Wednesday, March 16, 2016, and to approve the said minutes as published.

1. 2.

4. REPORTS/CORRESPONDENCE

5. ADDITIONS/DELETIONS

1.

1.

2.

2.

1.

2.

Motion to approve amended Agenda

1.

2.

6. JOANN KIGER BARELKA REVOCABLE LIVING TRUST-FIRST PRESENTATION-REZONING  
PL20160026

Mike Bramhall of Bramhall Engineering representing Joann Barelka is requesting approval and the recommendation to Council for approval to rezone the rear portion of PPN 04-00-016-101-127, 1.2465 acres from C-1 to R-3 leaving the remainder front 1 acre C-1 at 36460 Chester Road.

Motion to suspend the rules

1.

2.

Motion to approve

1.

2.

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7. RUSH INN BAR & GRILLE-FIRST PRESENTATION-MINOR MODIFICATION

PL20160019

Ken Rush of the Rush Inn is requesting approval of the site plan to construct a 134 sq. ft. walk in cooler enclosure to be added in the rear of the building at 35840 Chester Road.

Motion to suspend the rules	1.	2.
Motion to approve	1.	2.

8. COSTCO-FIRST PRESENTATION-FINAL DEVELOPMENT PLAN

PL20160017

Angelo Bologna of Barghausen Consulting Engineers representing Costco is requesting approval of the site plan to construct a 2,048 sq. ft. canopy expansion and additional fueling dispensers to be located at 35804 Detroit Road.

Motion to suspend the rules	1.	2.
Motion to approve	1.	2.

9. COSTCO-FIRST PRESENTATION-AMEND SPECIAL USE PERMIT

PL20160018

Angelo Bologna of Barghausen Consulting Engineers representing Costco is requesting approval and the recommendation to Council for approval to amend the Special Use Permit to include the 2,048 canopy expansion and additional fueling dispensers to be located at 35804 Detroit Road.

Motion to suspend the rules	1.	2.
Motion to approve	1.	2.

10. ALL PRO FREIGHT STADIUM-FIRST PRESENTATION-MINOR MODIFICATION

PL20160028

Bill Belloma representing Tom Kramig of the Lake Erie Crushers is requesting approval of the site plan to construct a 368 sq. ft. outdoor bar and awning to be located on the party deck of All Pro Freight Stadium, 2009 Baseball Blvd.

Motion to suspend the rules	1.	2.
Motion to approve	1.	2.

11. ALL PRO FREIGHT STADIUM-FIRST PRESENTATION-AMEND SPECIAL USE PERMIT

PL20160029

Bill Belloma representing Tom Kramig of the Lake Erie Crushers is requesting approval and the recommendation to Council for approval to amend the Special Use Permit to include 368 sq. ft. outdoor bar and awning to be located on the party deck of All Pro Freight Stadium, 2009 Baseball Blvd.

Motion to suspend the rules	1.	2.
Motion to approve	1.	2.

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12. ROSE PARKWAY EXTENSION/AVON COMMERCE PARKWAY -FIRST PRESENTATION-  
FINAL DEVELOPMENT PLAN PL20160024

Marc Strauss of Avon 25 Real Estate, LLC is requesting approval of the site plan of the extension of Rose Parkway and the short extension of Avon Commerce Parkway located off Rose Parkway north of Health Campus Blvd.

Motion to suspend the rules 1. 2.  
Motion to approve 1. 2.

13. AVON 25 REAL ESTATE, LLC-FIRST PRESENTATION-AMEND SPECIAL USE PERMIT

Marc Strauss of Avon 25 Real Estate, LLC is requesting approval and the recommendation to Council for approval to amend the Special Use Permit Ordinance 104-14 to include Rose Parkway Extension and a portion of Avon Commerce Parkway.

Motion to suspend the rules 1. 2.  
Motion to approve 1. 2.

14. BERNIE KNOBLE-FIRST PRESENTATION-SPECIAL USE PERMIT

PL20160020

Bernie Knoble is requesting approval and the recommendation to Council for approval to create a Special Use Permit to include a roadside stand for the sale of produce to be located at 4451 Case Rd.

Motion to suspend the rules 1. 2.  
Motion to approve 1. 2.

15. THERESA KNOBLE-FIRST PRESENTATION-SPECIAL USE PERMIT

PL20160021

Theresa Knoble is requesting approval and the recommendation to Council for approval to create a Special Use Permit to include a roadside stand for the sale of produce to be located at 2970 Moon Road.

Motion to suspend the rules 1. 2.  
Motion to approve 1. 2.

16. THERESA KNOBLE-FIRST PRESENTATION-SPECIAL USE PERMIT

PL20160023

Theresa Knoble is requesting approval and the recommendation to Council for approval to create a Special Use Permit to include a roadside stand for the sale of produce to be located at 39160 Detroit Road.

Motion to suspend the rules 1. 2.  
Motion to approve 1. 2.

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17. VETERAN'S MEMORIAL PARK-FIRST PRESENTATION-FINAL DEVELOPMENT PLAN  
PL20160027

Ryan Cummins, City of Avon Engineer, is requesting approval of the site plan for the access drive and improvement from Case Road into Veteran's Memorial Park, 3700 Veteran's Memorial Parkway.

Motion to suspend the rules	1.	2.
Motion to approve	1.	2.

18. VETERAN'S MEMORIAL PARK-FIRST PRESENTATION-AMEND SPECIAL USE PERMIT  
PL20160020

Diane Corrao, Director of Parks is requesting the approval and the recommendation to Council for approval to amend the Special Use Permit to include a 60' x 80' fence and the new access drive onto Case Road located in Veteran's Memorial Park, 3700 Veteran's Memorial Parkway.

Motion to suspend the rules	1.	2.
Motion to approve	1.	2.

19. COMMENTS

20. ADJOURN

Motion to adjourn	1.	2.
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