

STRONGSVILLE PLANNING COMMISSION

MINUTES OF MEETING

February 14, 2019

The Planning Commission of the City of Strongsville met at the City Council Chambers located at 18688 Royalton Road, on **Thursday, February 14, 2019 at 7:45 p.m.**

Present: Planning Commission Members: Gregory McDonald, Chairman; Brian David; Edward Pfahl and James Kaminski; Mayor Thomas P. Perciak; City Council Representative, Matthew Schonhut; Administration: Assistant Law Director, Daniel Kolick, Assistant City Engineer, Lori Daley, Assistant Building Commissioner, Michael Miller, and Fire Department Representative, Randy French.

The following was discussed:

PSP DEVELOPMENT: Mrs. Daley stated that this application is for an entrance sign and some landscaping for The Estate of Arbor Creek. This is going to go out right in front of their entrance at the new subdivision off Webster, just north of Rt. 82, 11 houses. They are going to put their sign in, landscaping on both sides and then around the pump station. From the City Planner it is in approvable form and from Engineering it is in approvable form we had just asked for a dimensioned site plan because this one is not to scale but I did talk to Rob and he is going to get that to me, I don't see any issues with it. Mr. Miller stated that it was in approvable form from the Building Department pending the submission of the construction drawings. Mr. French stated that there was no report from the Fire Department. Mr. Kolick stated that we are okay to act on it. The signage is going on Common Property, the pump station we have an easement for so we are okay with that just make it subject to Engineering.

The meeting was called to order at 8:00 PM by the Chairman, Mr. McDonald.

Roll Call:

Members Present: Mr. McDonald
Mr. Pfahl
Mr. Kaminski
Mr. Schonhut
Mr. David
Mayor Perciak

Also Present: Mr. Miller, Asst. Bldg. Com.
Mrs. Daley, Asst. Engineer
Mr. Kolick, Asst. Law Dir.
Mr. French, Fire Dept. Rep,

Carol Brill, Recording Secy.

MOTION TO EXCUSE:

Mr. David - Mr. Chairman.

Mr. McDonald – Mr. David.

Mr. David - I move to excuse Mrs. Walker for just cause.

Mr. Pfahl – Second.

Mr. McDonald – Secretary, please call the roll.

Roll Call: All Ayes APPROVED

ELECTION OF OFFICERS:

Mr. David – Mr. Chairman.

Mr. McDonald – Mr. David.

Mr. David – I move to nominate **Greg McDonald** for Chairman for the Planning Commission for the year 2019 and also request that the nominations for Chairman be closed and that this individual be unanimously elected.

Mr. Pfahl – Second.

Mr. McDonald – Secretary, please call the roll.

Roll Called: All Ayes APPROVED

Mr. David – Mr. Chairman.

Mr. McDonald – Mr. David.

Mr. David – I move to nominate **Jim Kaminski** for Vice Chairman for the Planning Commission for the year 2019 and also request that the nominations for Vice Chairman be closed and that this individual be unanimously elected.

Mr. Pfahl – Second.

Mr. McDonald – Secretary, please call the roll.

Roll Called:

All Ayes

APPROVED

APPROVAL OF MINUTES

Mr. McDonald – You have had a chance to review the minutes of December 6, 2018. If there are no additions or corrections they will stand as submitted.

NEW APPLICATIONS:

PSP DEVELOPMENT/ Rob Pietruszka, Agent

Subdivision Entranceway Landscape and Signage Plan for the Estates at Arbor Creek Subdivision entrance located on Webster Road, PPN 398-27-016 zoned R1-75.

Mr. McDonald – Item Number One, PSP Development, please step forward and state your name and address for the record.

Mr. Pantek – Brian Pantek, 20472 Donegal Lane, Strongsville, Ohio.

Mr. McDonald – Thank you, we will now listen to the Administrative Reports, Mrs. Daley.

Mrs. Daley – Thank you Mr. Chairman. From the City Planner, the plans are in approvable form. From Engineering the plans are in approvable form subject to the submittal of a dimensioned site plan. Thank you.

Mr. McDonald – Thank you, Mr. Miller.

Mr. Miller – Thank you Mr. Chairman. From the Building Department, the plans are in approvable form pending the submission of the construction drawings. Thank you.

Mr. McDonald – Mr. French.

Mr. French – Thank you Mr. Chairman. From the Fire Department, there is no report. Thank you.

Mr. McDonald – Thank you, Mr. Kolick.

Mr. Kolick – Thank you Mr. Chairman. The proposed signage is on Common Property and the other area where the pump station is we have an easement for so you are in a position to act on this, any approval should be made subject to the Engineering report this evening. Thank you.

Mr. McDonald – Are there any questions or comments? Hearing none, I would entertain a motion for PSP Development.

Mr. David – Mr. Chairman.

Mr. McDonald – Mr. David.

Mr. David – I move to give favorable consideration for Subdivision Entranceway Landscape and Signage Plan for the Estates at Arbor Creek Subdivision entrance located on Webster Road, PPN 398-27-016 zoned R1-75, subject to the Engineering report as read this evening.

Mr. Pfahl – Second.

Mr. McDonald – Secretary please call the roll.

Roll Called	Mr. McDonald	Aye
	Mr. David	Aye
	Mr. Pfahl	Aye
	Mr. Kaminski	Abstain
	Mr. Schonhut	Aye
	Mayor Perciak	Aye

Mr. Kolick – Mr. Chairman, you have all been given a copy of the proposed Master Plan from the County Planning Commission. You should take a look at that. I would anticipate that on Tuesday City Council will refer an Ordinance with that over to you. If they do, and I do have to wait and see what they do on Tuesday, then we would have the County Planning Commission who worked on this report come over and make a presentation to you and give you a summary about what they did and why they did what they did and again it is a long report, well over 150 pages so it is going to take you some time to get through it. That is the way we will proceed and then we can open up the questions after that.

Mr. McDonald - Any other business to come before this Commission this evening? Seeing none, we are adjourned.

Greg McDonald, Chairman

Carol M. Brill

Carol M. Oprea, Recording Secretary

Approved