



CITY OF BROADVIEW HEIGHTS PLANNING COMMISSION AGENDA

March 4, 2022

Meeting on Wednesday, March 9, 2022 at 7:00 p.m. with Caucus starting at 6:30 p.m.

CALL TO ORDER: Kenneth Emling, Chairman Actual Start Time: _____

ROLL CALL:

PC MEMBERS

- Kenneth Emling, Chairman
- Bill Ridgeway, Vice Chairman
- Brad Clifford
- Kristina Sorensen
- Vacant
- John Tamer (alternate)
- Don Taylor (alternate)
- Meredith Davis (alternate)
- Andrea Staruch (alternate)

COUNCIL & CITY OFFICIAL MEMBERS

- Joe Mandato (Building Official)
- Jennifer Dukes (BZA/PC/Building Dept. Admin. Assist.)
- Gary Yelenosky, PE (City Engineer)
- Richard Pignatiello (Assistant Law Director)
- Jeff Hajek (Fire Chief)
- Joe Fleming (Assistant Fire Chief)
- Robert Boldt (Council Rep.)
- Tom Pavlica (Council Rep. Alternate)

Additional CITY OFFICIALS

- Sam Alai (Mayor)
- David Schroedel (Service Director)
- Vince Ruffa (Law Director)
- Joe Grandinetti (Assistant Law Director)
- Dean DePiero (Assistant Law Director)
- George Stelmaschuk (City Council)
- Glenn Goodwin (City Council)
- Brian Wolf (City Council)
- Jennifer Mahnic (City Council)
- Joe Price (City Council)

CASE 2021-PC #17:

Site Address: 7944 Broadview Rd (Vacant Land)
 PPN: 581-06-027, 581-06-028, 581-06-029
 Applicant: LS Architects Inc/ Leon Sampat
 Owner(s): 7944 Broadview LLC

The matter under discussion is at the request of Leon Sampat representing Dr. Olteanu to construct a 4,595 sq. ft. new building at 7944 Broadview Rd. **(Final Approval)**

Report by the Building Commissioner:

Report by the City Engineer: No additional comments

PRESENTATION BY OWNER/APPLICANT: _____

PUBLIC COMMENTS: _____

PC MOTION BY: _____ SECOND BY: _____

VOTING:

	<u>YES</u>	<u>NO</u>	<u>RECUSE</u>		<u>YES</u>	<u>NO</u>	<u>RECUSE</u>
Kenneth Emling	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	John Tamer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Bill Ridgeway	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Don Taylor	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Brad Clifford	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Meredith Davis	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Kristina Sorensen	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Andrea Staruch	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Vacant	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>				

APPROVED DENIED POSTPONED TABLED

CASE #2021-PC #13:

Site Address: Vacant Land 1 Eagle Valley Court
PPN: 583-24-001
Applicant: Tom Ferry and Mark Krusinski
Owner(s): Krusinski & Associates LLC-One Eagle Valley, LLC

The matter under discussion is at the request of Tom Ferry and Mark Krusinski at 1 Eagle Valley Ct. to construct a 10,500 sq. ft. new building at 1 Eagle Valley Ct. to house Creative Movement Center and Main Street Play & Café. This project fits our zoning and no variances will be needed. Requesting to be placed on Planning Commission agenda. **(Final Approval)**

Report by the Building Commissioner:

Report by the City Engineer: No additional comments

PRESENTATION BY OWNER/APPLICANT: _____

PUBLIC COMMENTS: _____

PC MOTION BY: _____ SECOND BY: _____

VOTING:

	<u>YES</u>	<u>NO</u>	<u>RECUSE</u>		<u>YES</u>	<u>NO</u>	<u>RECUSE</u>
Kenneth Emling	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	John Tamer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Bill Ridgeway	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Don Taylor	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Brad Clifford	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Meredith Davis	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Kristina Sorensen	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Andrea Staruch	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Vacant	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>				

APPROVED DENIED POSTPONED TABLED

CASE #2022-PC #07:

Site Address: 9255 Broadview Rd
PPN: 583-26-044
Applicant: Frank & Gabriel DeNigris
Owner(s): DeNigris Property Inc.

The matter under discussion is at the request of Frank & Gabriel DeNigris at 9255 Broadview Rd. to construct a freestanding 20' x 30' greenhouse structure at 9255 Broadview Rd. **(Final Approval)**

Report by the Building Commissioner:

Report by the City Engineer: No comment

PRESENTATION BY OWNER/APPLICANT: _____

PUBLIC COMMENTS: _____

PC MOTION BY: _____ SECOND BY: _____

VOTING:

	<u>YES</u>	<u>NO</u>	<u>RECUSE</u>		<u>YES</u>	<u>NO</u>	<u>RECUSE</u>
Kenneth Emling	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	John Tamer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Bill Ridgeway	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Don Taylor	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Brad Clifford	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Meredith Davis	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Kristina Sorensen	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Andrea Staruch	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Vacant	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>				

APPROVED DENIED POSTPONED TABLED

OLD BUSINESS:

None scheduled or suggested for tonight's meeting.

NEW BUSINESS:

None scheduled or suggested for tonight's meeting.

COUNCIL NEWS/UPDATES:

None scheduled or suggested for tonight's meeting.

APPROVAL OF MINUTES:

None

ADJOURNED AT: _____ P.M.