

**NORTH RIDGEVILLE PLANNING COMMISSION  
MINUTES OF  
REGULAR MEETING JULY 10, 2018**

**To Order:** Chairperson Swallow called the Planning Commission meeting to order at 7:00p.m. with the pledge to the flag.

**Roll Call:**

Present were members Steve Ali, Jim Maleski, Alternate Council Liaison Michelle Hung, Vice Chairperson Jim Smolik, and Chairperson Jennifer Swallow.

Also present was Chief Building Official Guy Fursdon, Assistant Law Director Toni Morgan, City Engineer Dan Rodriguez and Deputy Clerk of Council Donna Tjotjos.

**Minutes:**

Chairperson Swallow asked if there were any corrections to the minutes of the regular meeting dated June 12, 2018. Hearing none, she stated those minutes will stand approved as presented and will be placed on file.

**Correspondence:** None

Chairperson Swallow asked the Deputy Clerk to read the application.

**NEW BUSINESS:**

**APPLICANT:** Joshua Baughman, Vans Tire Pros of North Ridgeville, 37775 Center Ridge Road

**OWNER:** 37775 Property LLC, 37775 Center Ridge Road

**LOCATION:** 37775 Center Ridge Road in a B-3/R-1 District

**REQUEST:** Approval to construct a 40 foot by 40 foot building addition and a separate 16 foot by 4 foot addition on an existing commercial building.

Permanent Parcel No. 07-00-034-000-133

Application was read.

Chairperson Swallow noted that the applicant wasn't in attendance and asked the Deputy Clerk if we had a phone number and if so, could she reach out to the applicant by phone.

Chairperson Swallow recessed at 7:03p.m. in order for the applicant to be contacted by phone.

Chairperson Swallow resumed the meeting at 7:06p.m.

Deputy Clerk Tjotjos stated that she left a message on the applicant's cell phone and no one answered the tire store phone number.

Member Maleski addressed the Clerk and asked if there were any applications scheduled for the

August meeting.

Deputy Clerk Tjotjos addressed Chief Building Official Fursdon and asked if he knew of anything coming before the Commission in August.

Chief Building Official Fursdon stated that he isn't aware of anything at this time. He was unsure as to when the deadline for filing was, but he hasn't seen anything up to this point.

Deputy Clerk Tjotjos stated the deadline is next week.

Chairperson Swallow asked how big of a hurry the applicant was in receiving approval for this.

Chief Building Official Fursdon stated that the applicant has done everything to the building but the addition. He stated they received their variances. He explained that the applicant thought they were done after that, but he did explain to them that they still had to go to Planning Commission. They may not be thinking this through.

Chairperson Swallow stated that since the applicant is not present, she would ask for a motion to defer the application until the next regular meeting where there are other docket items. So if there are no applications in August, her thought would be to defer until September.

Chief Building Official Fursdon stated unless we notify them and they are willing to return in August.

Member Maleski asked if we find there are no applications for August, would we notify them at that time letting them know they will be on the agenda for September and if something pops up next week and we do have an August meeting, then they would be told to attend in August.

Chief Building Official Fursdon stated that they may want to get here in August in order to beat the weather.

Chairperson Swallow agreed and stated that was a good point.

Member Maleski agreed.

Chief Building Official Fursdon stated by them missing tonight, it will put them already behind the eight ball.

It was moved by Maleski and seconded by Ali to defer the application until the August meeting.

Chairperson Swallow asked the Clerk to call the roll.

Yes, 5            No, 0

Deputy Clerk Tjotjos announced the motion was approved by a vote of five yes and zero no.

**ADJOURNMENT:**

Chairperson Swallow stated there was no other business. She adjourned the meeting. She announced the next regular meeting is scheduled for August 14, 2018.

Meeting adjourned at 7:11 p.m.

  
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Chairperson

  
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Deputy Clerk of Council, Donna Tjotjos

  
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Date Approved