

**Planning & Zoning Commission
Workshop Meeting Agenda
Mayfield Village**

**Thurs
Jan 21, 2021
7:00 p.m.**

MEMBERS

Mr. Vetus Syracuse	Chairman	Mr. Anthony Coyne	Law Director
Dr. Sue McGrath	Chairman Pro Tem	Mr. John Marquart	Economic Dev. Manager
Mr. Allen Meyers	Council Rep	Mr. Tom Cappello	Village Engineer
Mr. Paul Fikaris		Mr. John Marrelli	Building Commissioner
Mr. Jim Kless		Ms. Deborah Garbo	Commission Secretary
Mr. Henry DeBaggis		Ms. Jennifer Jurcisek	Council Alternate
Mayor Bodnar			

This meeting has been duly noticed and will be held in accordance with Ohio Revised Code Section 121.22 specific to recent amendments made in light of the current COVID-19 declared emergency (House Bill 197-amended by House Bill 404). Under the orders of Governor DeWine, the Planning & Zoning Commission will be meeting remotely, via electronic means.

The public is invited to view the meeting live and can access the meeting through a link posted on the Mayfield Village website at www.mayfieldvillage.com.

The public is encouraged to view this meeting agenda and offer any comments or questions prior to the meeting to be read into the record and addressed at the meeting. Comments and questions will be accepted until 4:00 pm on Thurs, Jan 21, 2021 by sending an e-mail to Deborah Garbo at dgarbo@mayfieldvillage.com.

Oath of Office

Jim Kless

Welcome New Board Member

Henry DeBaggis

PROPOSAL

1. Conditional Use Permit Renewals

New Expiration Date Dec 2022

cc: Mayor, Director of Administration, Council, Clerk of Council, Economic Dev. Manager, Dept. Heads, Law Dept., Engineer, P & Z, A.R.B. & B.Z.A.

Conditional Use / Special Use Permits

List Updated Jan 2021

APPLICANT

EXPIRATION DATE

1. **Ken's Auto Body** (440) 442-0166 Expire: Dec 2020
744 S.O.M. Ctr. Rd.
Auto Body Repair Shop & Towing Service
Resolution No. 524 (Passed 1/15/62)
SUP granted 4/7/1986
Office Addition – P & Z 7/6/92
Resolution No. 92-18 (Extension Granted 8/20/92)

 2. **Megan Ursick DDS (1/13/15)** (440) 442-4100 Expire: No Action req'd
865 S.O.M. Ctr. Rd.
General Dental Practice
Ordinance No. 83-14 (Passed 5/16/83)
Note: No Extension approval required.
SPECIAL USE PERMIT granted for as long as Dr. Ursick maintains a
full-time General Dental practice on the premises.
- Council approved expansion Non-Conforming Use May 22, 2006**
3. **Man's Hair – Barbershop** (440) 449-2100 Expire: Dec 2020
6579 Wilson Mills Rd
Granted 1991
Extension for 5 yrs - Resolution No. 99-05 (April 1999)
Renewed April 1994

 4. **Georgian Center** (440) 646-2663 Expire: Dec 2020
730 S.O.M. Ctr. Rd.
Medical Office Use
P & Z Passed 9/27/99
Expansion of SPECIAL USE Granted by P & Z 3/4/02
Resolution 2002-04
University Hospitals Tenants added in 2008

 5. **Noreen Londregan School of Dance** (440) 349-4300 Expire: Dec 2020
750 Beta Dr. – Chelm Properties
P & Z Passed 6/4/01

 6. **Lakeshore Dance & Gymnastics, Inc** (440) 519-8888 Expire: Dec 2020
~~701 Beta Dr. Moved to 760 Beta in 2020~~
Versaplex Building
P & Z Passed 10/7/02
Granted by Council Motion

7. **Mt. Vernon Square** (216) 328-2600 Expire: Dec 2020
6690 – 6700 Beta Drive
Conditional Use Permit – Medical Office Use
P & Z Passed 6/7/04
Resolution No. 2004-15
8. **Hilton Garden Inn** Newmark Knight Frank Expire Dec 2020
700 Beta Drive, LLC 216-861-3040
Omni Hospitality
Preliminary Conditional Use Permit
Preliminary Approval by P & Z 11/6/06
Final Approval by P & Z 7/02/07
9. **Governors Village** (440) 449-8788 Expire Dec 2020
280 North Commons Blvd Michelle Gorman
P & Z approval 8/16/1999
(SUP) Assisted Living Facility
- Governors Village Expansion**
Up to 81 apt's/units for use as an Assisted Living Facility
P & Z Approved (CUP) 2/4/2013
Council Approved by Motion 2/19/13
10. **Altercare Rehabilitation** (440) 473-9411 Expire Dec 2020
290 North Commons Blvd
Expansion SUP by P & Z 9/10/07
11. **Heinen's** (440) 449-4478 Expire Dec 2020
860 SOM Ctr Rd.
Contact Jeff Heinen
Conditional Use Permit / Use of Village owned land
Approved by P & Z 12/3/07
Resolution No. 2007-19 passed by Council 12/17/07
12. **Beta Drive Conference Center, LLC** (216) 906-2414 Expire Dec 2020
CUP - 700 Beta Dr. (Eliot Kijewski/
P & Z Approved 9/8/09 Cresco Real Estate)
Council Approved 9/21/09
13. **Health 360** (216) 513-6052 Expire Dec 2020
700 Beta Dr. (Dominic Carbone's Cell)
Conditional Use Permit
Temporary Occupancy by Council Straw Vote 1/2/10
P & Z Approved 3/1/10
Council Approved 3/15/10

14. **NEW CCPL (LIBRARY)** Sari Feldman Expire Dec 2020
500 SOM Ctr Rd. Executive Director, CCPL
SPECIAL USE PERMIT (216) 398-1800
P & Z Approved 2/6/2012
Council Approved by Resolution 3/19/2012
15. **Sign-A-Rama** (330) 554-3131 Expire Dec 2020
731 Beta Dr. (Sam Costiuc's Cell)
Conditional Use Permit
P & Z Approved 2/4/2013
Council Approved by Motion 2/19/2013
16. **Forest City Tree Protection Co.** (216) 381-1704 Expire Dec 2020
731 Beta Dr. (Loren Lanphear)
Conditional Use Permit
P & Z Approved 3/4/2013
Council Approved by Motion 3/18/2013
17. **Crooked River CrossFit** (419) 307-1908 Expire Dec 2020
701 Beta Dr. Suite 19 (Kyle Eshleman)
Conditional Use Permit
P & Z Approved 4/1/2013
Council Approved by Motion 4/15/13
NOTE: Occupancy Expansion into Suite 18 on 1/18/16
18. **Color Luxe** (216) 704-4926 Expire Dec 2020
6571 Wilson Mills Rd. (Laura Storey)
Conditional Use Permit
P & Z Approved 10/6/14
Council Approved by Motion 10/20/14
19. **Villaggio's Salon & Spa** Gargiso Properties Expire Dec 2020
6449 Wilson Mills Rd. George Argie
Conditional Use Permit Cell: 216-469-1981
P & Z Approved 2/2/15
Council Approved by Motion 2/17/15
20. **Verizon Wireless Monopole Cellular Tower** Expire: No Action req'd
Mayfield High School Wildcat Stadium
6116F Wilson Mills Rd. (address change 12/13/16)
SPECIAL USE PERMIT Ronald Gainar
P & Z Approved 8/3/15 216-276-3331
Council Approved by Motion 8/17/15 gainar@att.net

21. **Deacon's Chrysler Jeep Dodge RAM** Expire Dec 2020
740 Beta Dr.
Conditional Use Permit **Jim Deacon**
P & Z Approved 10/5/15 440-667-4463
Council Approved by Motion 10/20/15
22. **Premier Development Partners** Expire Dec 2020
6655 Beta Dr. **Jerry Gruszewski**
Temporary Permit - Outdoor Storage 216-341-1200
P & Z Approved 3/7/16
Council Approved by Motion 7/18/16
23. **Hattie Larlham** Expire Dec 2020
Constant Companions Program **Daniel Warner**
700 Beta Dr. VP Operations
330-274-2272
Conditional Use Permit
P & Z Approved 10/3/2016
Council Approved by Motion 10/17/16
24. **Fappiano, Luisa Trustee** Expire Dec 2020
478/480 SOM Ctr Rd. **Angelo Fappiano**
c: 216-276-9348
Temporary & Conditional Use Permit
Outdoor Storage
P & Z Approved 4/3/17
Council Approved by Motion 4/17/17
25. **Skin Deep Beauty** Expire Dec 2020
6571 Wilson Mills Rd. **Lindsay Sustin**
c: 216-210-5140
Conditional Use Permit
P & Z Approved 9/11/17
Council Approved by Motion 9/25/17
26. **Gargiso Properties, Ltd** Expire Dec 2020
6449 Wilson Mills Rd. **George Argie**
c: 216-469-1981
Conditional Use Permit
Salon Services
P & Z WS 7/19/18
P & Z Vote 8/6/18
Council Approved by Motion 8/20/18
27. **Suzanne Seaman** Expire Dec 2020
6449 Wilson Mills Rd. **Suzanne Seaman**
c: 216-390-1176
Conditional Use Permit
Microblading Services
P & Z WS 7/19/18
P & Z Vote 8/6/18
Council Approved by Motion 8/20/18

28. Tuff Shed, Inc Carl Baldesare Expire Dec 2020
 600 Beta Dr c: 440-514-2118
 Conditional Use Permit direct: 440-340-1608
 P & Z WS 8/16/18
 P & Z Vote 9/4/18 Chad Butson, Regional Director 603-998-7934
 P & Z Special Mtg Vote 9/17/18
 Council Approved by Motion 9/17/18
29. Allison Seltzer (Microblading) Allison Expire Dec 2022
 6449 Wilson Mills Rd c: 216-469-5737
 Conditional Use Permit
 P & Z Vote 3/2/20
 Council Approved by Motion 3/16/20

NOTE CHANGES:

Koinonia Homes (BUSINESS MOVED OUT)
 701 Beta Dr.
 Conditional Use Permit
 P & Z Approved 4/1/2013
 Council Approved by Motion 4/15/13
 (Brandon Kline/Geis Co.)
 (330) 528-1289 Expire Dec 2020

Progressive Insurance Company (CLAIMS CTR CHANGED TO OFFICE USE)
 Claims Service Center - 651 Beta Dr.
 Conditional Use Permit
 Approval by P & Z 3/7/05
 Approval by Council 3/21/05
 (440) 603-7257 Expire: Dec 2020

Ordinance No. 2003-01

An Emergency Ordinance Amending Section 1149.02 (a) (2) of the Codified Ordinances to provide for **Simultaneous Expiration** of all Special Use Permits;

1149.02 USE DISTRICT EXCEPTIONS

- (2) Any such permit granted shall expire on December 31st of the next even numbered year following the year in which the permit is granted. **It will be the responsibility of the permit holder to make application for review and approval of an addition extension no later than November 1st in the year that expiration is scheduled to occur.**

Ordinance No. 2006-16

An Emergency Ordinance Amending Chapter 1149 of the Codified Ordinances of Mayfield Village pertaining to Special, Temporary and Conditional Use permits and establishing **GUIDELINES** related thereto.

Debbie Garbo, Executive Assistant