



NORTH RIDGEVILLE CITY COUNCIL

North Ridgeville City Hall
Council Chambers
7307 Avon Belden Road

President of Council Dr. Ronald F. Arndt

President Pro-Tem Bernadine R. Butkowski

Council Member Allen C. Swindig

Council Member Andy Young

Council Member Richard W.

Jaenke

Council Member Nancy J. Buescher

Council Member Bob Olesen

Mayor G. David Gillock

Clerk of Council Charles A. Norris

MONDAY, APRIL 18, 2005 AGENDA - REGULAR MEETING

CALL TO ORDER:

7:30 P.M.

INVOCATION:

PLEDGE OF ALLEGIANCE:

ROLL CALL:

MINUTES - Corrections (if any) and Approval:

Public Hearing Minutes of April 4, 2005 re: T 5-2005 REVISED

motion to approve _____ 2nd _____ vote _____

Public Hearing Minutes of April 4, 2005 re: T 35-2005

motion to approve _____ 2nd _____ vote _____

Public Hearing Minutes of April 4, 2005 re: T 32-2005

motion to approve _____ 2nd _____ vote _____

Council Minutes of regular meeting held April 4, 2005

motion to approve _____ 2nd _____ vote _____

Please Note:

Board of Zoning and Building Appeals Minutes of regular meeting of March 24, 2005
Planning Commission Minutes of regular meeting April 12, 2005

6. MAYOR AND DIRECTORS REPORTS:

· **Mayor**

· **Safety-Service Director**

· **Engineer**

· **Auditor**

Auditor's Written Financial Report for March 2005

motion to approve _____ 2nd _____ vote _____

· **Other Reports**

Mayor's Court Operating Trust Fund/Bail Trust Fund Report for March 2005
Building Department Report for March 2005

Planning Commission Report of regular meeting April 12, 2005

APPLICANT: Pulte Homes of Ohio, 30575 Bainbridge Road, #200, Solon, Ohio 44139
OWNER: James P. Martynowski, VP Planning & Construction, Sugar
Chestnut, LLC, Forest City Land Group, Sole Member, 1050
Terminal Tower, 50 Public Square, Cleveland, OH 44113
REQUEST: Final Approval of Pioneer Ridge, Subdivision 3 in Waterbury PCD
LOCATION: Frontage along Bender Road and Adjacent to Phase 1 of Pioneer
Ridge by Del-Webb in Waterbury PCD
Permanent Parcel No. 07-00-037-000-021
PC ACTION: Approved by a vote of five to zero

motion to accept _____ 2nd _____ vote _____

APPLICANT: Pulte Homes of Ohio, 30575 Bainbridge Road, #200, Solon, Ohio 44139
OWNER: James P. Martynowski, VP Planning & Construction, Sugar
Chestnut, LLC, Forest City Land Group, Sole Member, 1050
Terminal Tower, 50 Public Square, Cleveland, OH 44113
REQUEST: Final Approval of Pioneer Ridge, Subdivision 4 in Waterbury PCD
LOCATION: Frontage along Bender Road and Adjacent to Phase 1 of Pioneer
Ridge by Del-Webb in Waterbury PCD
Permanent Parcel No. 07-00-037-000-021
PC ACTION: Approved by a vote of five to zero

motion to approve _____ 2nd _____ vote _____

APPLICANT: FJD Properties, LLC, 37000 Center Ridge Road
OWNER: Same
REQUEST: Final Approval of Subdivision 10 in Phase 4 of Meadow Lakes PCD
LOCATION: North of Center Ridge Road, West of Stoney Ridge Road and South
of Barres Road in Meadow Lakes PCD
Permanent Parcel Nos. 07-00-033-000-032, -002, -036
PC ACTION: Approved by a vote of five to zero

motion to approve _____ 2nd _____ vote _____

APPLICANT: John Palovsky, Crossroads Convenience, LLC c/o Giant Eagle Inc., 101 Kappa Drive, RIDC Park, Pittsburgh, PA 15238
OWNER: Valore Properties, Inc., 23550 Center Ridge Road, #101, Westlake, OH 44145
REQUEST: Construction of a six-dispenser fuel station with underground fuel tanks and a 1,111 square foot convenience store
LOCATION: Center Ridge Road in a B3 District
Permanent Parcel No. 07-00-017-130-010
PC ACTION: Approved by a vote of five to zero

motion to approve _____ 2nd _____ vote _____

APPLICANT: Valore Properties, Inc., Valore Builders, Inc., 23550 Center Ridge Road, Westlake, OH 44145
OWNER: Same
REQUEST: Preliminary plan approval for single family detached and cluster development to be known as Hampton Place Subdivision
LOCATION: Vacant lots west of Avon Belden Road, east of Stoney Ridge Road, north of Center Ridge Road and South of Mills Road in an R1 District
Permanent Parcel Nos. 07-00-029-000-003, -004, -005, -006, -068, -074, -075, -076, -081
PC ACTION: Approved by a vote of five to zero

motion to approve _____ 2nd _____ vote _____

APPLICANT: Tony DiBenedetto, Sparky Development, LTD, 26697 Brookpark Road Extension, North Olmsted, OH 44070
OWNER: Same
REQUEST: Change of Zoning Classification from B-2 and I-2 to B-3
LOCATION: 38891 Center Ridge Road in a B-2 and I-2 District
Permanent Parcel No. 07-010-046-108-017, 07-010-046-108-018, 07-010-046-108-030, 07-010-046-108-034, 07-010-046-108-043, 07-010-046-108-044, 07-010-046-108-046, 07-010-046-108-047
PC ACTION: Approved by a vote of five to zero

motion to approve _____ 2nd _____ vote _____

* COUNCIL COMMITTEE REPORTS:

- 1) UTILITIES COMMITTEE REPORT #5559 recommend approving T 30-2005, cellular communications systems, as revised

motion to accept _____ 2nd _____ vote _____

- 2) BUILDINGS & LANDS COMMITTEE REPORT #5560 recommend approving T 36-2005, amending Chapter 1128, Improvements, as presented

motion to accept _____ 2nd _____ vote _____

- 3) BUILDINGS & LANDS COMMITTEE REPORT #5561 recommend active enforcement by the Building Department of parking in front yards

motion to accept _____ 2nd _____ vote _____

* CORRESPONDENCE:

* NEW BUSINESS:

Request for D1, D2 and D3 liquor permit from Zip Thru Beverage LLC, DBA Zip Thru Beverage of 6349 Jaycox Road

* AUDIENCE PARTICIPATION (Lobby):

* RECESS:

* ORDINANCES AND RESOLUTIONS:

· Ordinances & Resolution Submittals

T 60-2005 A RESOLUTION FOR THE PURPOSE OF ADOPTING THE
2005-2009 COMMUNITY HOUSING IMPROVEMENT
STRATEGY (C.H.I.S.) FOR THE CITY OF NORTH
RIDGEVILLE, OHIO.

· **First Readings**

· **Second Readings**

T 52-2005 *Council authorization 3/21/2005;*
AN ORDINANCE APPROVING THE FINAL PLAT OF SANDY
RIDGE SUBDIVISION FOR RECORDING PURPOSES ONLY.

T 53-2005 *Council authorization 3/21/2005;*
AN ORDINANCE ACCEPTING THE FINAL PLAT OF
WINDSOR POINT SUBDIVISION NO. 3

· **Third Readings**

T 26-2005 *Introduced by Mayor Gillock 2/22/2005; First Reading 2/22/2005;*
Second Reading 3/7/2005; Referred to Buildings & Lands 3/7/2005;
Buildings & Lands Report #5557 accepted 4/4/2005;
AN ORDINANCE AMENDING ORDINANCE 3979-2004,
REGULATING ADULT CABARETS.

OLD BUSINESS:

UPCOMING MEETING ANNOUNCEMENTS:

Next Regular Council Meeting Monday, April 18, 2005 at 7:30 P.M. in Council Chambers

Public Hearing Monday, May 2, 2005 at 7:20 P.M. in Council Chambers re: T 26-2005