



**Planning Commission**  
**CITY HALL COUNCIL CHAMBERS**  
**AGENDA OF MARCH 10, 2026**  
**7:00 PM**

---

**ROLL CALL**

**PLEDGE OF ALLEGIANCE**

**APPROVAL OF MINUTES**

Regular meeting minutes of February 10, 2025

**CORRESPONDENCE**

Administrative Approvals

1. PPZ2026-0408 Physicians Ambulance Service Inc, 38777 Taylor Parkway  
Approval of a Certificate of Zoning Compliance for a private ambulance service - vehicle storage, dispatch, and employee operations.
2. PPZ2026-0410 Mills Creek Commons, 32652 Center Ridge Rd  
Administrative Approval of a Planning Commission application for exterior alterations.
3. GovWell Online Services – Planning & Zoning Module

**OLD BUSINESS**

**NEW BUSINESS**

1. PPZ2026-0405: North Ridge Pointe Subdivision Phase 9 Final Plat, PPN 07-00-030-000-179  
Applicant: North Ridge Point Ltd., Gary Smitek Managing Member, 36715 Avalon Court, Avon, OH, 44011. Proposal consists of final plat approval of Phase 9, consisting of 16 cluster lots for North Ridge Pointe Subdivision. Property is zoned R-1 Residence District (Chapter 1282).
2. PPZ2026-0413: Victory Park Turf Baseball Field, 7777 Victory Lane, PPN 07-00-003-102-107  
Applicant: PMJ Park Holdings, 7777 Victory Lane, North Ridgeville, OH 44039. Proposal consists of converting one existing baseball field (Field 7) to an artificial

turf baseball field with turf bullpens and a batting cage. Property is zoned I-2 Light Industrial District.

3. PPZ2026-0414 Madison Avenue Salon, LLC, 6040 Lear Nagle Road, PPN: 07-00-008-117-082

Applicant: Nicholas R. Dubecky, Integrated Outdoor Living, LLC, 47581 US Highway 20, Oberlin, OH 44074. Proposal consists of construction of a new 6,000 square foot commercial building with associated site improvements for use as a hair salon. Property is zoned B-3 Highway Commercial District.

## **ADJOURNMENT**