

**STRONGSVILLE PLANNING COMMISSION**  
**AGENDA**  
**Communication Center**  
**13213 Pearl Road**

**Thursday, July 24, 2008**  
**8:00 PM**

- (A) 7:30 Caucus
- (B) 8:00 PM Call to Order
- (C) Approval of Minutes of July 10, 2008

(D) **PUBLIC HEARINGS:**

1) **L J DAIRY PRODUCTS, INC./ Joe Jarmusik, Agent**

- a) Conditional Use Permit pursuant to C. O. Sections 1258.03(a)(A)(7) and 1242.07(b) to utilize approximately 1,135 SF as an outdoor patio for the Dairy Queen Grill & Chill Restaurant located at 12152 Pearl Road, PPN 392-28-009 zoned R-RS.
- b) Site Plan approval of a 3,200 SF building to replace the existing structure, patio and exterior cooler for property located at 12152 Pearl Road, PPN 392-28-009 zoned R-RS.  
\* *BZA Variance granted 6-12-08*

2) **SHURMER INVESTMENT CO./ Andrew Soclof, Agent**

- a) Conditional Use Permit pursuant to C.O. Sections 1258.03(a)(3)(A)(7) and 1242.07(b) to utilize approximately 1,770 SF as outdoor patio space to serve all tenants in the Towne Center building namely; Saxby's Coffee, Chipotle Mexican Grill, Donut Scene, Bruegger's Bagels and Georgio's, located at 14993-15037 Pearl Road, PPN 396-19-003 zoned General Business.
- b) Site Plan approval for Exterior Renovations to the existing Towne Center building located at 14993 - 15037 Pearl Road, PPN 396-19-003 zoned General Business.

(D) **PUBLIC HEARINGS, Cont'd:**

3) **FITNESS TOGETHER/ David Saunders, Agent**

Conditional Use Permit pursuant to C. O. Section 1258.02(b) and 1258.03(a)(E) to allow a 1,200 SF personal training studio in Springfield Corners, located at 20930 Drake Road, Part of PPN 393-35-004 zoned Local Business.

(E) **FINAL APPROVALS:**

4) **KRAFT FLUID SYSTEMS/ Bill Davison, Agent**

Site Plan approval of a Parking Lot Expansion to include 19 additional parking spaces for property located at 14300 Foltz Parkway, PPN 393-01-012 zoned General Industrial. \*ARB Favorable Recommendation 7-8-08. BZA Variance granted 6-25-08.

(F) **NEW APPLICATIONS:**

5) **ECHO LAKE HOMEOWNERS ASSOCIATION/ Scott Maloney, Agent**

- a) Revised Overall Preliminary Development Plan approval to add 24 Single Family sublots and 14 detached Cluster Units for Bakers Creek Subdivision to the Echo Lake Subdivision, property located west of Pearl Road, PPN 393-34-003 zoned R1-75.
- b) Approval of the Recreation Plan for the Echo Lake Homeowners Association as outlined in their letter dated and received by the City on July 15, 2008 with the installation of the recreation improvements being completed by no later than May 31, 2009.

(G) **And any other business to come before this Commission.**