

**PLANNING COMMISSION
CITY OF AVON
REGULAR MEETING AMENDED AGENDA OF JUNE 15, 2022
7:00 P.M.**

PUBLIC HEARINGS

Referral to Council; Amend Planning and Zoning Code

Amend the Planning and Zoning Code, Section 1264.08 Additional Regulations for Multi-Family Dwellings and Section 1292.04 Off-Street Parking Standards, to include guest parking requirements in R-3 Multi-Family Residential districts.

Referral to Council; Amend Planning and Zoning Code

Amend the Planning and Zoning Code, Section 1244 Subdivision Platting Procedures, to improve the review process for address maps in subdivisions.

Attila Nagy Special Use Permit

Create a Special Use Permit for Attila Nagy to create a flag lot as part of a lot split of parcel ending in -563 on Center Road.

ROLL CALL

Bill Fitch	Jill Clements, Zoning Enforcement Officer
Bryan Jensen, Mayor	Ryan Cummins, City Engineer
Jim Malloy	Pam Fechter, Econ. Dev./Planning Coordinator
Scott Radcliffe	John Gasior, Law Director
Carolyn Witherspoon, Chair	Duane Streater, Safety Director
	Nicole Rambo-Ackerman, Planning Clerk

REVIEW AND CORRECTION OF MINUTES

Motion to dispense with the reading of the minutes of the regular meeting held on May 18, 2022, and to approve the minutes as published.

REPORTS AND CORRESPONDENCE

ADDITIONS & DELETIONS

Motion to add or delete items from the agenda.
Motion to approve the amended agenda.

OLD BUSINESS

1. Referral to Council; Amend Planning and Zoning Code

Per Article, VII, Planning Commission (D) Mandatory Referral of the Charter, Avon Planning Commission is recommending Council approval to the Ordinance amending The City of Avon,

Ohio Section 1264.08 Additional Regulations for Multi-Family Dwellings and Section 1292.04 Off-Street Parking Standards. Proposal was tabled at the May 18, 2022 meeting.

Motion to refer to City Council.

NEW BUSINESS

2. Advanced Polymer Coatings; Final Development Plan; PL20210066

Request to approve the final development plan to construct a 20,000 sq. ft. building addition at 951 Jaycox Road. A variance was granted for the 50 ft. setback June 2, 2021.

Motion to suspend the rules.

Motion to approve.

3. Concord Village Phase 3; Final Development Plan; PL20220025

Request to approve the final development plan for Concord Village Phase 3 creating 72 single-family units on the north side of Chester Road.

Motion to suspend the rules.

Motion to approve.

4. Beehive Homes of Avon; General Development Plan; PL20220026

Request to approve the general development plan for Beehive Homes of Avon to construct a memory care facility with five buildings on the north side of Chester Road west of Colorado Avenue.

Motion to suspend the rules.

Motion to refer to City Council.

5. Beehive Homes of Avon Phase 1; Final Development Plan; PL20220027

Request to approve the final development plan for Beehive Homes of Avon Phase 1 of a memory care facility on the north side of Chester Road west of Colorado Avenue including a building, maintenance garage, dumpster, parking, utilities and stormwater management.

Motion to suspend the rules.

Motion to approve.

6. Patricia Klingshirn; Lot Split and Consolidation; PL20220028

Request to consolidate and split two parcels ending in -019 and -020 on the north side of Detroit Road resulting in two parcels of 0.6391 acres and 6.2505 acres.

Motion to suspend the rules.

Motion to approve.

7. Attila Nagy; Lot Split and Consolidation; PL20220029

Request to split parcel ending in -563 on the east side of Center Road totaling 3.7931 acres into four lots. Variances to create a flag lot and a lot with 95 ft. of frontage were granted May 4, 2022.

Motion to suspend the rules.

Motion to approve.

8. Attila Nagy; Special Use Permit; PL20220031

Create a Special Use Permit for Attila Nagy to create a flag lot as part of a lot split of parcel ending in -563 on Center Road.

Motion to suspend the rules.

Motion to approve.

9. Referral to Council; Amend Planning and Zoning Code

Per Article, VII, Planning Commission (D) Mandatory Referral of the Charter, Avon Planning Commission is recommending Council approval of the Ordinance amending the City of Avon, Ohio Planning and Zoning Code, Section 1244 Subdivision Platting Procedures, to improve review process for address maps in subdivisions.

Motion to suspend the rules.

Motion to refer to City Council.

COMMENTS

ADJOURN