

CITY OF KIRTLAND  
PLANNING AND ZONING COMMISSION

MINUTES OF THE MEETING  
WORK SESSION  
MARCH 14, 2022

The meeting commenced at 6:40 p.m. Present were Commission members Richard Blum, Daniel Laux and Joseph Vinciguerra; Michael Denk was present by telephone. Richard DeMarco was absent.

Also present were Mayor Kevin Potter, Assistant Law Director Thomas Lobe, City Engineer Douglas Courtney, Zoning Inspector Rick Loconti and Councilman Joseph Smolic.

Discussion ensued regarding the application for conditional use permit for streambank stabilization submitted by Mannik & Smith Group for property at 8851 Chillicothe Road; the property is owned by the Church of Jesus Christ of Latter-day Saints. Mr. Courtney advised that the applicant has submitted plans to Lake County Stormwater Management and Lake County Soil & Water, as recommended in his memo; they will need approval or an exemption letter from both. He noted that the applicant submitted a courtesy set of plans to Chagrin River Watershed Partners, but they do not have approval authority. Mr. Courtney noted that this is adjacent to one of the Church's buildings, and there is a service drive next to the building.

The Commission reviewed the standards for evaluating conditional use permits in Section 1285.06(b)(1) through (6) and Section 1285.06(c) and determined that no conditions are needed in the permit related to these standards. Mr. Courtney advised there are no Army Corps requirements because this is not below the ordinary high water mark of the stream.

Mr. Courtney advised that a flood plain permit will also be required, which he will issue if the Commission approves the conditional use permit.

With regard to the proposed lot split at 7755 Joseph Street, it was noted that one lot will have less than the required frontage and width, but a variance has been granted by the Board of Zoning Appeals.

With regard to the conceptual review of a proposed conditional use at 10622 Chillicothe Road, it was noted that the property is zoned Retail Business.

Upon completion of discussion, the meeting adjourned upon unanimous consent of the Commission members at 7:00 p.m.

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CHAIRMAN

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SECRETARY