



OFFICE OF THE CITY COUNCIL

27700 Hilliard Blvd. Phone 440.871.3300
Westlake, OH 44145 Fax 440.617.4089

**PLANNING, ZONING, LEGISLATIVE COMMITTEE MEETING MINUTES
FEBRUARY 24, 2020**

Present: Committee members Mark Getsay, chairman, Dennis Sullivan and Lynda Appel.

Also present: Councilmember Mike O'Donnell, Law Director Mike Maloney, Planning Director Jim Bedell.

The meeting convened at 7:00 p.m.

I. Discuss conditional use permit application from Melissa Balsler, The Barre Code, for a fitness center at 26480 Detroit Road.

Director Bedell explained the request was for a 2,143 s.f. space for use as a fitness center located in a shopping center. Director Bedell explained the related parking requirements for this location.

The franchisee for the Barre Code, Melissa Balsler, and her legal counsel, Dennis Nevar, explained the anticipated operations, hours of operations, number of employees, number of daily classes and class size. Members of the committee discussed parking requirements in a shopping center and the impact on current and future tenants. In addition, a discussion related to child care occurred, and the applicant indicated that child care would only be provided to customers while they attended a class.

Motion by Mr. Sullivan, seconded by Mrs. Appel, to recommend to Council that legislation be drafted relative to this request. Motion carried, 3 yeas, 0 nays.

II. Discuss conditional use permit application from Christopher Blue, Kennedy Property Investments III Ltd., Sibling Revelry Brewery, for a new restaurant in a microbrewery at 29305 Clemens Road.

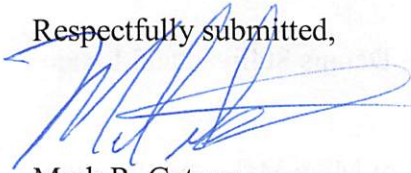
Director Bedell explained the request was for a 3,626 s.f. restaurant in a micro-brewery. He further explained that this is permitted pursuant to a zoning text amendment adopted by Council on 2/15/18. He further discussed that the applicant met all the requirements of code Section 1226.03 related to "standard restaurants" as stated in the zoning text amendments. He finally discussed the related parking calculation which will need to be resolved.

Representatives of the applicant, Chris Blue and Michael Lucas, explained the operations, design considerations, hours of operations, number of additional employees, etc. Members of the committee discussed various operational issues, types of food to be sold, the elimination of the use of food trucks at that location, seating arrangements, etc.

Motion by Mrs. Appel, seconded by Mr. Sullivan, to recommend to Council that legislation be drafted relative to this request. Motion carried, 3 yeas, 0 nays.

Meeting adjourned at 7:42 p.m.

Respectfully submitted,



Mark R. Getsay
Chairman