

AGENDA
CITY OF CHARDON PLANNING COMMISSION
111 WATER STREET - CHARDON OH 44024
October 28, 2025
6:30 PM

- **Call to order and pledge of allegiance**

- **Roll Call:**

Andrew K. Blackley, Chairman	Colin Wantz
Mary Jo Stark, Vice-Chairman	Robert Emmons
Dean Peska	Lene Hill
Dan Meleski	

Approval of PC Meeting Minutes: September 23, 2025, Regular Meeting

- **Reminder for Audience to Sign-In**
- **Chair review of procedure of hearing**
- **Swearing in of City Staff**

NEW BUSINESS

PC Case #25-269/270: Applicant – Jeff Henderson with LDA Architecture (on behalf of Chardon Local Schools) is requesting Final Development Plan approval for six (6) tennis courts and a thirty-one (31) space parking lot at Chardon Middle School. Additionally, they are requesting a variance as follows: 1) Section 1147.03(b) to increase the fence height to 10 feet. The property is located on the east side of North Street approximately 430 ft. north of the intersection of North Street and Chardon Avenue. The address of the property is 424 North Street, Chardon, OH 44024, with Parcel ID#(s), 10- 709649, 10-709651, and 10-709650. The total acreage of the proposed development is 1.87 acres. The property is owned by Chardon Local Schools Board of Education.

Draft Ordinance from City Council: City of Chardon is requesting a text amendment to the Planning & Zoning Code, specifically Section 1133.11 (Accessory Uses and Structures) to allow for the expansion and clarification of the rules with regards to accessory structures and uses related to the harboring of animals, and Section 1103.03 definition of “Livestock”.

PC Case #25-285/286/288: Applicant – Ann Dunning, Architect, (on behalf of Rollin Cooke of 408 Water Street LLC) is requesting Final Development Plan approval for an auto dealership at 400 Water Street. (Geauga County Parcel 10-034800). The total acreage of the proposed development is 0.44 acres. The property is owned by 408 Water Street LLC.

Informal Discussion: Applicant – Loudan Klein with Pride One Construction is requesting an informal discussion with Planning Commission under Chardon Codified Ordinance 1111.05 for a potential mixed use development to be located at 191 Meadowlands Drive (Geauga County Parcel 10-165667).

OLD BUSINESS

None

OTHER BUSINESS

None

- **Comments**
- **Adjourn Meeting**