



## Planning Commission Meeting Agenda

**DATE:** Tuesday, December 9, 2025

**TIME:** 11:00 a.m.

**PLACE:** Elyria City Hall, 131 Court Street, 2<sup>nd</sup> Floor Council Chambers

### ORDER OF BUSINESS:

**1. Call to Order:**

Time: \_\_\_\_\_

**2. Roll Call:**

☐ Mayor Brubaker, Chair

☐ Derrick Tedrow

☐ Director Pyanowski, Vice-Chair

☐ Barry Hubbard

☐ Sam Battle, Parks Board Appointee

☐ Maggie Rivera

☐ Tom Aden

**3. Approval of Minutes:** November 12, 2025 meeting

**4. Miscellaneous Correspondence:** NONE

**5. Old Business:** NONE

**6. New Business:** NONE

**7. Public Hearings:** 1

**City of Elyria, review of the proposed zoning code and recommendation from the Planning Commission. The proposed zoning code will result in the rezoning of all parcels within the City of Elyria.**

**8. Planning Commission Cases:** 1

**2025-100153: 649 South Abbe Road Plaza LLC., 649 S Abbe Rd., request for a lot split and a lot consolidation.**



**9. Design Review Applications Approved by City Staff:**

- a. 025-100145: 615 Cleveland St., replace existing sign with new internally illuminated cabinet sign, same size.
- b. 2025-100140: 149 Midway Blvd, the installation of signage.
- c. 2025-100125: 630 East River St., the installation of an at-grade helipad with sidewalk connection to the existing hospital building.

**10. Staff and Commission Reports: NONE**

**11. Adjournment:**

Time: \_\_\_\_\_

**12. Next Meeting Date: January 13, 2025**