

PLANNING COMMISSION

MEETING MINUTES

April 1st, 2026

9:00 A.M.

Council Chambers. Lorain City Hall. 200 West Erie Ave

A Quorum was established.

Call to Order: This meeting was called to order at 10:48 A.M.

Roll Call: Mayor Jack Bradley; Chair, Henry Patterson; Member, Brandon Wysocki; Member, Tim Williams; Member, Evelisse Atkinson; Planning and Zoning Administrator David Faciana; Chief Building Official, Kenneth Resar; Lorain Law Dept and Chris Yates; Building Inspector.

Disposition of Minutes:

Patterson made a motion to approve the March 6th Meeting Minutes. Wysocki seconded this motion. Motion carried unanimously.

Matters of Consideration:

C.U.P. 01-2026 (Previously held in abeyance) Submission for Planning Commission's review and consideration, a Conditional Use Permit for Truck Livery, Section 1143.07(j) in a I-1 Light Industrial district, and Section 1127.02 Schedule of Allowed Uses at, 1305 Oberlin Ave. Industrial Storages and Parking- Jose Laboy, applicant.

Bradley spoke regarding this matter. Laboy spoke regarding this matter. Resar spoke regarding this matter. Patterson spoke regarding this matter. Kempton spoke regarding this matter. Atkinson spoke regarding this matter.

Wysocki made a motion to hold this application in abeyance until the scheduled May 6th meeting. Patterson seconded this motion. Motion carried unanimously.

C.U.P. 02-2026 (Previously held in abeyance) Submission for Planning Commission's review and consideration, a Conditional Use Permit for Outdoor Storage Related to Principal Uses, Section 1143.08(a) in a I-1 Light Industrial district, and Section 1127.02 Schedule of Allowed Uses at, 1305 Oberlin Ave. Industrial Storages and Parking- Jose Laboy, applicant.

Bradley spoke regarding this matter.

Wysocki made a motion to hold this application in abeyance until the scheduled May 6th meeting. Patterson seconded this application.

C.U.P. 03-2026 (Previously held in abeyance) Submission for Planning Commission's review and consideration, a Conditional Use Permit for a Vehicle Service Station, Section 1143.07(o) in a B-2 Business Commercial district, and Section 1125.02 Schedule of Allowed Uses at, 2217 E 42nd St. Carlton Moore, agent, Rakesh Patel, applicant.

Bradley spoke regarding this matter. Resar spoke regarding this matter. Moore spoke regarding this matter. Patel spoke regarding this matter. Atkinson spoke regarding this matter. Wysocki spoke regarding this mater.

Wysocki made a motion to approve this application with the conditions previously stated with the approval of the variance related to this application and with the condition that correct signage be placed at the address listed. Patterson seconded this motion. Motion carried unanimously.

C.U.P. 04-2026 (Previously held in abeyance) Submission for Planning Commission's review and consideration, a Conditional Use Permit for a Boarding House, Section 1143.06(c), and Section 1123.02 Schedule of Allowed Uses in a R-3 High Density

Residential district at, 514 E 32nd St. Sara Simpson, agent, New Horizons Home Solution LLC, applicant.

Resar spoke regarding this matter. Simpson spoke regarding this matter. Atkinson spoke regarding this matter. Wysocki spoke regarding this matter. Williams spoke regarding this matter. Patterson spoke regarding this matter.

Wysocki made a motion to approve this application as submitted. Williams seconded this motion. Motion carried with 3 in favor, with Patterson opposing this application. Motion carried.

Miscellaneous Comments:

There were no miscellaneous comments at this meeting.

Adjournment: This meeting was adjourned at 11:07 A.M.

Mayor Jack Bradley. Chairman

Evelisse Atkinson. Planning and Zoning Administrator

Recorded by: Chris Yates, Commercial Building Inspector