



**Jack Bradley**  
Mayor

# CITY OF LORAIN

Department of Building, Housing & Planning

**Matthew Kuszmir**  
Director

**David Faciana**  
Chief Building Official

May 27, 2026

To: Planning Commission

From: Evelisse Atkinson, Planning and Zoning Administrator

Re: L.S. 01-2026, Submission for Planning Commission's review and consideration, a lot split in an I-1 Light Industrial district. Section 1127.03 Dimensional Requirements, and 1171.02(6) at, 2630 Colorado Ave. Map and legal descriptions "A" and "D." Jason Kucharski-agent, Rotar Industries LLC, applicant.

Lot split applications LS 01-2026 and LS 02-2026 are required to establish a secondary access point to the south of 2630 Colorado Ave, connecting to River Industrial Park Dr. This access was a mandatory condition for the approval of the self-storage facility.

Before the lot split and consolidation can be submitted to Lorain County, the associated property transfers require formal approval from City Council.

BHP is requesting approval with the following condition:

- Formal approval of the property transfer and acquisition by City Council.

Respectfully,

Evelisse Atkinson  
Planning & Zoning Administrator