



City of Willowick
PLAN REVIEW BOARD
Thursday, July 11, 2024 at 3:00 PM
Willowick Building & Service Center

ADA NOTICE

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify the City of Willowick at 440-585-3700 at least three working days before the meeting.

AGENDA

1. **Call meeting to order**
2. **Roll call**
3. **Approval of minutes**
 1. 1. Plan Review Board minutes - June 13th, 2024
4. **New business**
 1. 1. Yes it's Fresh Cuisine - Located at 31800 Vine Street
5. **Public portion**
6. **Old business**
7. **Miscellaneous**
8. **Adjournment**



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MINUTES

1. Call meeting to order

Chairman Brennan called the June 13th, 2024, Plan Review Board meeting to order at 3:01pm.

Roll call

PRESENT

Chairman Brennan
 Chief Daubenmire
 Mr. McLaughlin
 Mr. Lazor

ABSENT

Chief Malovrh Jr.

ALSO PRESENT

Mr. Pintar

Approval of minutes

Plan Review Board minutes - March 28th, 2024

Motion made to approve the March 14th, 2024, Plan Review Board minutes by Mr. McLaughlin,
 Seconded by Mr. Lazor.

Voting Yea: Chairman Brennan, Chief Daubenmire, Mr. McLaughlin, Mr. Lazor

New business

Zeppe's Pizzeria Willowick - Located at 30482 Ste H Lakeshore Blvd

Travis Fortney was present representing Zeppe's Pizzeria Willowick - Located at 30482 Ste H Lakeshore Boulevard. Chief Brennan asked regarding the submitted plans about the "seating for four" as it was not shown on the illustrated plans. Mr. Fortney stated there will be two benches for those waiting for their pickup order(s), however there will not be any dine-in seating. Chief Brennan stated that when Shoregate initially submitted plans for this full strip of establishments they submitted plans related to parking as if there would be restaurants occupying all units so there is enough parking. He also advised that this is a permitted business in a retail district and the hours of operation are allowed as well.

Motion made to approve Zeppe's Pizzeria Willowick - Located at 30482 Ste H Lakeshore Blvd by Mr. Lazor, Seconded by Mr. McLaughlin.

Voting Yea: Chairman Brennan, Chief Daubenmire, Mr. McLaughlin, Mr. Lazor

Public portion

Public portion was opened and closed at 3:06pm with no public present.

Old business

None.

Miscellaneous

None.

Adjournment

Motion made to adjourn the June 13th, 2024, Plan Review Board meeting by Mr. Lazor, Seconded by Mr. McLaughlin.

Voting Yea: Chairman Brennan, Chief Daubenmire, Mr. McLaughlin, Mr. Lazor

Chairman Brennan

Heather Boling – Secretary

RECEIVED
JUN 26 2021
By dyb 10am
Item #1.



CITY OF WILLOWICK PLAN REVIEW BOARD
APPLICATION FOR PERMIT TO OCCUPY FOR
BUSINESS, COMMERCIAL, INDUSTRIAL, ETC.
YOU MUST FILL OUT ENTIRE APPLICATION
440-516-3000

PERMIT FEE: \$80.00
DATE: 6/25/2021
Location of Occupancy: 31800 VINE STREET Business Name: YES ITS CREST CUISINE
(ADDRESS)
Business Owner's Name & Address: DEVIN BLOUNT 50 E 214TH STREET
CITY/STATE/ZIP: EUCLID OH 44123
Telephone Number: (216) 702-8740 Fax Number: _____ Federal ID Number: 290608017
Or Social Security Number

OWNER OF PROPERTY/NAME/ADDRESS/TELEPHONE NUMBER: 3-C BUILDING ASSOCIATES
7408 BRIAR HILL DRIVE, KIRKLAND OH 99094 (216) 210-1611

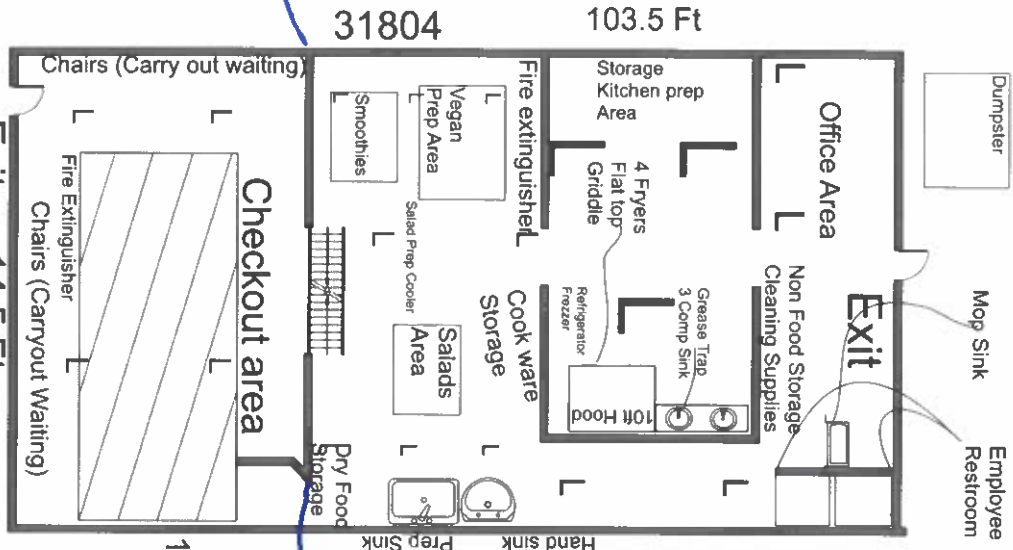
SUBMIT NEW DETAILED FLOOR PLAN : _____ SQ. FT. HABITABLE FLOOR AREA FOR OCCUPANCY: 200
Building Size: 1500 Total Number Of Employees: 1
Intended Number of Occupants: 8-10 Total Number of Seating: 0
Site Plan With Number of Paved Parking Spaces: 6 Hours Of Operation: 4:00p-1:00a
Letter of Intent: Previous Use: RESTURANT Proposed Use: RESTURANT
NAME OF PRINCIPAL OR CONTACT PERSON FOR NEW BUSINESS: DEVIN BLOUNT
Home Address/City/Zip: 50 E 214TH STREET EUCLID OH 44123 Telephone Number: (216) 702-8740

I hereby certify that the above questions have been answered correctly by me and that the premises will be used for the purpose stated above. Any change in the purpose of occupancy will not be made without approval from Lake County Building, Willowick Fire & Willowick Zoning Department. A final approval by The Willowick Building Dept. (440)516-3000 or a representative thereof, must be complied with before opening of business. I do hereby further agree to maintain the above premises in compliance with the ordinances of the City of Willowick.

* Applicant's Signature: [Signature] Date: 6-6-21

Office use only:
Zoning District: _____ Authorized Occupants: _____
TEMPORARY APPROVED BY: _____ Date: _____
Zoning Dept. Inspected by: _____ DATE: _____
Zoning Permit # _____ Zoning Permit Fee \$ _____
Fire Dept. Inspected By _____ Date: _____

CITY OF WILLOWICK-APPLICATION FOR COMMERCIAL ESTABLISHMENT LICENSE REQUIRED AFTER APPROVAL
Note* A separate permit is required for all new signs from the Willowick Building Department.



Handwritten: Wall partition

Handwritten: Replicate partition at

31804

103.5 Ft

Exit 14.5 Ft

1500 Sfq

Parking 31732

Vine St

This is a letter of intent for proposed usage at 31800 Vine St Willowick, OH 44095, Yes Its Fresh is intending to operate a carry-out restaurant Tuesday-Saturday from the hours of 4pm-1am.

Devin Blount

Owner

216-702-8740

A handwritten signature in black ink, appearing to read "Devin Blount". The signature is fluid and cursive, with the first name "Devin" written in a larger, more prominent script than the last name "Blount".