



# NOTICE OF PUBLIC HEARING

Planning Commission

August 19, 2025

Regarding: OG Strength & Conditioning, 19300 Detroit Rd.

To Whom It May Concern:

The Planning Commission will hold a public hearing on August 19, 2025, at 6:00 pm for a Preliminary Review of a change of use from a real estate office to a fitness center.

Before reaching a decision, the Commission will give those in attendance an opportunity to be heard.

Plans showing the proposal are available:

- Online at [www.rockyriverohio.gov](http://www.rockyriverohio.gov) under "City Meeting Central"
- On file in the Building Department at Rocky River City Hall, 21012 Hilliard Blvd.
- By email by contacting Dylan Minek at [dminek@rockyriverohio.gov](mailto:dminek@rockyriverohio.gov) or calling 440-331-0600 ext. 2037

Sincerely,

Department of Planning and Community Development  
The City of Rocky River

OWNER MAILING NAME	OWNER MAILING ADDRESS	OWNER MAILING UNIT	OWNER MAILING CITY	OWNER MAILING STATE	OWNER MAILING ZIP
Anna M Smith April W Sampson	12550 LAKE AVE	UNIT 611	Lakewood	OH	44107
ROCKY RIVER METHODIST CHURCH	19414 DETROIT RD		ROCKY RIVER	OH	44116
19234 DETROIT ROAD, LLC	19204 DETROIT RD		ROCKY RIVER	OH	44116
TIA ROCKY RIVER LLC	2503 E BROAD ST		COLUMBUS	OH	43209
WORLD GROUP PROPERTIES OF OHIO LLC	1340 DEPOT ST		ROCKY RIVER	OH	44116
19234 DETROIT ROAD, LLC	19204 DETROIT RD		ROCKY RIVER	OH	44116
RIVIERA54 LLC	19800 FRAZIER DR		ROCKY RIVER	OH	44116
JRW/RR, LLC	22720 FAIRVIEW CENTER DR	#150	FAIRVIEW PARK	OH	44126
Rini Bros. Llc,	19245 DETROIT RD		Rocky River	OH	44116
SEELIE GENERAL FAMILY LIMITED PARTNERSHIP	329 RIVERDALE DR		ROCKY RIVER	OH	44116
19234 DETROIT ROAD, LLC	19204 DETROIT RD		ROCKY RIVER	OH	44116
POWDER PLANT LTD	P O BOX 241353		MAYFIELD HTS	OH	44124
19234 DETROIT ROAD, LLC	19204 DETROIT RD		ROCKY RIVER	OH	44116
LAKE ROAD ROCKY RIVER LLC	15422 DETROIT AVE		LAKEWOOD	OH	44107
HOM FAMILY LIMITED PARTNERSHIP ET AL	20688 CENTER RIDGE RD		ROCKY RIVER	OH	44116
HEINEN'S INC	20601 AURORA RD		BEDFORD	OH	44146
Robert Dugan	19248 DETROIT RD		Rocky River	OH	44116
19537 LAKE ROAD LLC	15120 EDGEWATER DR		LAKEWOOD	OH	44107