

NOTICE OF PUBLIC MEETING

PLANNING COMMISSION AGENDA

Tuesday, October 28th, 2025, at 6:00 p.m.

City Council Chambers, First Floor of Rocky River City Hall, 21012 Hilliard Blvd.

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF MINUTES OF
THE September 3, 2025,
PLANNING COMMISSION
MEETING

4. APPROVAL OF MINUTES OF
THE September 23, 2025,
PLANNING COMMISSION
MEETING

5. **Terra Hilliard Bluffs**
18545 Hilliard Blvd

Sign Review

New monument sign

6. **Jerry Hammerschmidt**
20244 Detroit Rd

Final Review

Garage replacement with surface parking at
a 3-family dwelling

7. **Full Circle Brazilian Jiu Jitsu**
19632 Center Ridge Rd

Public Hearing: Preliminary Review

Occupancy for a Brazilian Jiu-Jitsu training
club

8. **Wald & Fisher Inc.**
20001 Center Ridge Rd

Public Hearing: Preliminary Review

Lot-split at Rockport Shopping Center

9. **Tomorrow's Salon**
20160 Center Ridge Rd

Public Hearing: Preliminary Review

Termination of a Previously Approved
Parking Agreement

10. **Tone House Coffee**
20033 Detroit Rd. Ste 103

Public Hearing: Preliminary Review

Change of Use from a retail establishment to
a coffee shop

11. The Back Nine

21633 Center Ridge Rd

Public Hearing: Preliminary Review

Change of Use from a tanning salon to an indoor golf simulator

12. Rocky River Sunmart

20045 Lake Rd

Public Hearing: Preliminary Review

Dumpster enclosure review

13. Bearden's Steakburgers

19985 Lake Rd

Public Hearing: Preliminary Review

Dumpster enclosure review

14. GKHE Properties

19800 Detroit Rd

Preliminary Review

Removing the ingress and egress on Linda Street. Replacing the curb cuts with landscaping and a fence

15. PLANNING COMMISSION

Updating the Development Code

16. ADJOURN