

CITY OF ROCKY RIVER
21012 HILLIARD BOULEVARD
ROCKY RIVER, OH 44116
PHONE: (440) 331-0600 FAX: (440) 895-2628

APPLICATION FOR PLAN REVIEW IN PLANNED DEVELOPMENT AREA

Location of Project: 19300 Detroit RD, Suite Rocky River, OH 44116 Date: 12/3/2025

Present Use: Vacant Suite former Planet Fitness (P.P. Nos.) Proposed Use: Medical Office

Owner: _____
(Name) (Address & Zip) (Tel No.)

Engineer: Peter Kamis - HSB Architects 1250 Old River Rd, Suite 201 (216) 325-0575
(Name) (Address & Zip) (Tel No.)

Architect: Ben Gingrich - HSB Architects 1250 Old River Rd, Suite 201 (216) 644-7898
(Name) (Address & Zip) (Tel No.)

Gross Land Area: 5.99 Acres 15,003 sq. ft.

Building Area (Including Detached Accessory Buildings) 68,000 sq. ft.

Parking Spaces: 117 + 214 = Total: 331
(Enclosed) (Unenclosed)

Estimate of traffic volume to be generated by this project: _____

Cost estimate (include all public & private improvements): \$ 4,900,000

Standards for construction of driveways, public & private streets, sidewalks, parking & loading areas and fire lanes.

Methods and standards for maintenance of private streets, driveways, open spaces, parking areas, common land, garbage and waste disposal.

(Owner's Signature) oford@hsbarch.com
(Contact E-Mail Address)

This application must be accompanied by ten (10) sets of plans, as follows (see Sec: 1137).

PLAN REVIEW NOTES:

Planning Commission:
\$200 Application Fee Paid: _____ (Date)
Plan Exam Fee \$ _____