
VILLAGE BOARD MEETING**From:**

Chad Pelishek, Village Manager

VILLAGE OF HARRISON**Meeting Date:**

August 26, 2025

Title:

Site Plan Review – ProEdge Cabinets, LLC – W4836 Crossroads Court – Parcel 47032 – Crossroads Business Park

Action:

Motion to approve the Site Plan for ProEdge Cabinets, LLC – W4836 Crossroads Court – Parcel 47032 – Crossroads Business Park with the following conditions:

1. A detailed site plan review, pursuant to Article XIII of the zoning ordinance, shall be completed prior to issuance of zoning and building permits.
2. The site plan is subject to the review and recommendations of the Village of Harrison's engineer(s) of record.
3. A grading/drainage stormwater management plan and erosion control plan shall be reviewed and approved by the Village engineer and Village staff.
4. Only those uses permitted in the applicable zoning district shall be allowed within the development.
5. All applicable local, County, and State rules, regulations, and ordinances shall be met.

Background and Additional Information:

The Plan Commission approved the Site Plan.

ProEdge Cabinets, LLC has submitted a proposal for a trade and contractor office located at Lot 12 of Crossroads Business Park, W4836 Crossroads Court. The company is currently under contract to purchase Lot 12 from the Village of Harrison, with the agreement to comply with the protective covenants and restrictions governing the Crossroads Business Park.

ProEdge Cabinets is a builder specializing in custom cabinets. The submitted site plan includes a 6,630 square-foot building with front access off Crossroads Court and the rear abutting County KK.

The building will include office space, a conference room, staging area, a work and assembly area, and storage. The proposed architectural design features brick or stone detailing along the lower portion of all four sides, with metal paneling on the middle and upper sections.

ProEdge Cabinets plans to close on the land by August 29, 2025 and start construction this Fall.

Attachments:

- Aerial Map
- Crossroad Business Park Plat
- Site Plan and Renderings