

**BOARD OF ZONING & BUILDING APPEALS
CITY OF AVON
MEETING AGENDA FOR JULY 6, 2022
7:00 P.M.**

ROLL CALL

Michael Bulger
Bill Hricovec
Mark Ladegaard
Chauncey Miller

Jill Clements, Zoning Enforcement Officer
Pam Fechter, Econ. Dev./Planning Coordinator
John Gasior, Law Director
Duane Streater, Safety Director
Nicole Rambo-Ackerman, Planning Clerk

REVIEW AND CORRECTION OF MINUTES

Motion to dispense with the reading of the minutes of the regular meeting held on June 1, 2022 and the special meeting held June 15, 2022 and to approve the minutes as published.

REPORTS & CORRESPONDENCE

ADDITIONS & DELETIONS

Motion to add or delete items from the agenda.
Motion to approve the amended agenda.

APPEALS & REQUESTS

1. Kevin & Holly Ladegaard; 3477 Jaycox Road

Proposal consists of a home addition. Proposal was tabled at the June 1, 2022 meeting.
The following variance is requested:

1. A 1 ft. variance for side yard setback, Section 1262.04(d)(3).

Motion to remove from the table.
Motion to table.

2. American Construction Group, LLC Appeal

Proposal consists of an appeal to reinstate the City of Avon Contractor's Registration for American Construction Group, LLC. Proposal was tabled at the June 1, 2022 meeting.

Motion to remove from the table.
Motion to table.

3. Mike & Phyllis Burge; 2233 Holly Lane; 24-22

Proposal consists of an awning over the existing deck. Proposal was tabled at the June 1, 2022 meeting.
The following variance is requested:

1. An 80 sq. ft. variance for accessory building square footage; code allows 2% of lot area (304.9 sq. ft.), applicant proposes 384 sq. ft., Section 1262.08(a)(2).

Motion to remove from the table.

Motion to table.

4. Jai & Divya Singh; 3636 Split Rail Lane; 18-22

Proposal consists of an existing shed in the side yard. Proposal was tabled at the June 1, 2022 meeting. The following variance is requested:

1. A variance for an accessory structure in the side yard; code does not allow, applicant proposes an accessory structure in the side yard, Section 1262.08(b)(1).

Motion to remove from the table.

Motion to approve.

5. Khalil Rasheed; 2226 Pendleton Court; 21-22

Proposal consists of an existing shed in the rear yard. Proposal was tabled at the June 1, 2022 meeting. The following variance is requested:

1. A 5 ft. variance for an existing shed in the storm sewer easement in the rear yard; code requires 15 ft., applicant proposes 10 ft., Section 1248.19.

Motion to remove from the table.

Motion to approve.

6. Khalil Rasheed; 2226 Pendleton Court; 22-22

Proposal consists of the installation of a roof over an existing patio. Proposal was tabled at the June 1, 2022 meeting.

The following variance is requested:

1. A 429 sq. ft. variance for accessory building square footage; code allows 2% of lot area (531 sq. ft.), applicant proposes adding 640 sq. ft. to existing 320 sq. ft., Section 1262.08(a)(2).

Motion to remove from the table.

Motion to approve.

7. Ryan Black & Lauren Fallon; 2230 Violet Court; 28-22

Proposal consists of a fence in the rear yard.

The following variances are requested:

1. A 2 ft. variance for fence height; code allows 4 ft. within required setback, applicant proposes 6 ft., Section 1294.08(a).
2. A variance for opacity; code requires 70% of fence must be uniformly distributed open space, applicant proposes shadowbox fence, Section 1294.08(a).

Motion to approve.

8. Gretchen Dutko; 38017 French Creek Road; 29-22

Proposal consists of a greenhouse.

The following variances are requested:

1. A 533 sq. ft. variance for square footage of accessory structures; code allows 2% of lot area, Section 1262.08(a)(2).
2. A variance for 3 accessory structures; code allows 2 accessory structures, applicant proposes 3, Section 1262.08(a)(3).

Motion to approve.

9. Zoran & Cynthia Vranesevic; 4181 Springvale Circle; 30-22

Proposal consists of a driveway add-on.

The following variance is requested:

1. A 20 ft. variance for front yard setback; code requires 20 ft., Section 1262.08(c)(2).

Motion to approve.

10. Dale Nowak; 35452 Tiffany Court; 31-22

Proposal consists of a seasonal patio enclosure room.

The following variance is requested:

1. A 2 ft. variance for rear yard setback; code requires 50 ft., Section 1262.04(d)(4).

Motion to approve.

11. Michael Tober; 34021 Hickory Court; 32-22

Proposal consists of a single-car garage addition with master bedroom to an existing garage.

The following variance is requested:

1. A 4 ft. variance for side yard setback; code requires 12 ft., Section 1262.04(d)(3).

Motion to approve.

12. Gordon Netschke; 36205 South Park Drive; 33-22

Proposal consists of a patio cover.

The following variance is requested:

1. A 14 ft. 6 in. variance for rear yard setback; code requires 50 ft., Section 1262.04(d)(4).

Motion to approve.

13. Kevin Crotty; 2432 Kenwyn Boulevard; 34-22

Proposal consists of a covered patio.

The following variance is requested:

1. A 16 ft. 6 in. variance for rear yard setback; code requires 50 ft., Section 1262.04(d)(4).

Motion to approve.

14. Kyle McGuire & Jennifer White; Lot 304 Crown Colony Drive; 35-22

Proposal consists of a new single-family home.

The following variance is requested:

1. A 15 ft. 6 in. variance for rear yard setback; Section 1266.05(a).

Motion to approve.

15. Colleen Staszak; 3038 Hatteras Way; 36-22

Proposal consists of enlargement of the existing patio.

The following variance is requested:

1. A 5 ft. variance for rear yard setback; code requires 5 ft., Section 1262.08(c)(1).

Motion to approve.

16. Linda Pratt; 32520 Schwartz Road; 37-22

Proposal consists of a fence.

The following variance is requested:

1. A 4 ft. variance for fence height; Section 1294.08(a)(3).

Motion to approve.

17. Matthew & Julian Wojtowicz; 2803 Carlton Court; 38-22

Proposal consists of a pool.

The following variance is requested:

1. A 5 ft. variance for setback from the main structure; code requires 15 ft., applicant proposes 10 ft., Section 1478.03.

Motion to approve.

18. John & Vickie Thompson; 4329 St. Theresa Boulevard; 39-22

Proposal consists of a new driveway.

The following variance is requested:

1. A 2 ft. variance for side yard setback; Section 1262.08(c).

Motion to approve.

19. Patricia Klingshirn; 38636 Detroit Road; 40-22

Proposal consists of a lot split and consolidation of parcels ending in -019 and -020.

The following variances are requested:

1. A 37.3 ft. variance for Building A for side yard setback; Section 1262.08(b)(2)(B).
2. A 20.8 ft. variance for Building B for side yard setback; Section 1262.08(b)(2)(B).
3. A 4,155 sq. ft. variance for accessory building square footage; Section 1262.08(a)(2).

Motion to approve.

COMMENTS

ADJOURN