

**STRONGSVILLE BOARD OF ZONING &
BUILDING CODE APPEALS
AGENDA
COUNCIL CHAMBERS
18688 Royalton Road
September 21, 2016
8:00 p.m.**

- (A) 7:30 p.m. Caucus
- (B) 8:00 p.m. Call to Order
- (C) Certificate of Posting per Chapter 208
- (D) Approve minutes from September 7, 2016 meeting
- (E) Oath Administered to all Witnesses
- (F) NEW APPLICATIONS

1) **HARDIP SINGH, OWNER/Jim Randall with NEO Fence, Representative**

Requesting an 8' Rear Yard Setback variance from Zoning Code Section 1252.16 (e), which requires a 36' Rear Yard Setback and where a 28' Rear Yard Setback is proposed in order to construct a 465 SF Deck; property located at 16873 Rabbit Run Drive, PPN 397-10-076, zoned R1-75.

2) **ALBION WEBSTER DEVELOPMENT CO, LLC /Michelle Sorenson, Representative**

Requesting a 19' Rear Yard Setback variance from Zoning Code Section 1253.11 (b) (3), which requires a 50' Rear Yard Setback and where a 31' Rear Yard Setback is proposed in order to construct a Single Family Dwelling; property located at 14121 Glenbrook Drive subplot 43, PPN 398-19-115, zoned R1-75.

3) **DIANE WOLF- HERZING AND KEITH HERZING, OWNERS**

Requesting a 17' Rear Yard Setback variance from Zoning Code Section 1252.05, which requires a 35' Rear Yard Setback and where a 18' Rear Yard Setback is proposed in order to construct an 243 SF Addition; property located at 17101 Ridge Point Circle, PPN 396-06-011, zoned PDA-2.

4) **BRYAN AND JENNIFER COWAN, OWNERS**

Requesting a 39' Side Yard Setback variance from Zoning Code Section 1252.03 (e), which requires a 50' Side Yard Setback and where an 11' Side Yard Setback is proposed in order to construct a Chicken Coop, property located at 19293 Lunn Road, PPN 393-27-003, zoned R1-75.

5) **WESLEY AND SHARON CRABIEL, OWNERS/Bruce Stone with Yard Smart, Inc, Representative**

Requesting a 7' variance from Zoning Code Section 1252.16 (e), which requires an Unenclosed Patio maintain the same required side yard setback as the main dwelling and where the applicant is proposing a 208 SF Unenclosed Patio 7' into the side yard; property located at 14626 Windsor Castle Lane, PPN 393-20-085, zoned R1-75.

(G) PUBLIC HEARINGS

6) **BRENT AND EVA TEAGUE, OWNERS/Brothers Grimm Landscape, Rep.**

Requesting a 4' variance from Zoning Code Section 1252.16 (e), which requires an Unenclosed Patio maintain the same required side yard setback as the main dwelling and where the applicant is proposing a 350 SF Unenclosed Patio with a partial Pergola 4' into the side yard; property located at 18395 Clare Court, PPN 394-31-009, zoned R1-75.

7) **JEFFREY MIHU, OWNER/Eli Miller Construction, Representative**

Requesting a 1,392 SF Floor Area variance from Zoning Code Section 1252.22 (c), which permits a 1,000 SF Floor Area and where a 2,392 SF Floor Area is proposed in order to construct a Garage Addition; property located at 10306 Pamela Drive, PPN 391-27-020, zoned R1-75.

8) **RANDOLPH AND LAURA JONES, OWNERS**

Requesting a variance from Zoning Code Section 1252.15, which permits one (1) Accessory Structure and where one (1) additional 192 SF Accessory Structure is proposed; property located at 16561 Glendale Avenue, PPN 397-15-024, zoned R1-75.

9) **DIMITRI KONTOVEROS, OWNER**

Requesting an 18' Rear Yard Setback variance from Zoning Code Section 1252.04 (f), which requires a 50' Rear Yard Setback and where a 32' Rear Yard Setback is proposed in order to construct a 180 SF Four-Season Sunroom; property located at 17477 Deer Ridge Circle, PPN 397-27-045, zoned R1-75.

(H) Any other business to come before the Board