

**STRONGSVILLE BOARD OF ZONING &  
BUILDING CODE APPEALS**

**AMENDED AGENDA**

**COUNCIL CHAMBERS  
18688 Royalton Road  
September 27, 2006  
8:00 PM**

- (A) 7:30 PM Caucus
- (B) 8:00 PM Call to Order
- (C) Certificate of Posting
- (D) Approval of minutes from September 13, 2006
- (E) Oath Administered to all Witnesses

(F) **NEW APPLICATIONS:**

1) **DALIP BHATIA, OWNER**

Requesting a 14' Rear Yard Setback variance from Zoning Code Section 1252.05 which requires a 50' Rear Yard Setback and where a 36' Rear Yard Setback is proposed in order to construct an Addition; property located at 17656 Brandywine PPN 397-19-047 Zoned R1-75.

2) **LANDMARK GARDEN AND LANDSCAPE/Anthony Cerny, Representative**

- a) Requesting a 60' Front Yard Building Setback variance from Zoning Code Section 1262.07 which requires a 125' Front Yard Setback and where a 65' Front Yard Setback is proposed and;
- b) Requesting a 20' North Side Yard Building Setback variance from Zoning Code Section 1262.07 which requires a 25' North Side Yard Setback abutting a non-residential district and where a 5' North Side Yard Setback is proposed and;
- c) Requesting a 10' Parking Setback variance from Zoning Code Section 1262.07 which requires a 10' Parking Setback abutting a northern non-residential district and where a 0' Parking Setback is proposed and;
- d) Requesting a 50' Rear Yard Building Setback variance from Zoning Code Section 1262.07 which requires a 50' Rear Yard Setback and where a 0' Rear Yard Setback is proposed and;
- e) Requesting a 50' Front Parking Setback variance from Zoning Code Section 1262.07 which requires a 50' Parking Setback from the right-of-way abutting a non-residential district and where a 0' Parking Setback is proposed in order to convert a former lumberyard into a Garden Center; property located at 12701 Prospect Road PPN 392-22-004 Zoned General Industrial.

(G) **PUBLIC HEARINGS:**

3) **GERALD GRISSOM, OWNER/Jim Brown of C.C.D. Inc., Representative**

Requesting a 10' Rear Yard Setback variance from Zoning Code Section 1252.05 which requires a 30' Rear Yard Setback and where a 20' Rear Yard Setback is proposed in order to construct an Addition; property located at 10772 Creek Stone PPN 391-06-033 Zoned R1-75.

(H) **ANY OTHER BUSINESS TO COME BEFORE THE BOARD**