

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

**AGENDA**

**COUNCIL CHAMBERS**

**18688 Royalton Road**

**May 11, 2011**

**8:00 PM**

- (A) 7:30 PM Caucus**
- (B) 8:00 PM Call to Order**
- (C) Certificate of Posting per Chapter 208**
- (D) Approve minutes from April 13, 2011 and April 27, 2011**
- (E) Oath Administered to all Witnesses**
- (F) NEW APPLICATIONS**

**1) DUNKIN' DONUTS, TENANT/Tim Dean, Representative**

- a) Requesting a variance from Zoning Code Section 1272.12 (c) to allow two (2) wall signs (logo and company name on West elevation) where only one wall sign is permitted;
- b) Requesting a 131.45 SF Sign Face Area variance from Zoning Code Section 1272.11, which permits a 45 SF Sign Face and where a 176.45 SF Sign Face Area is proposed in order to install a logo wall sign on the West elevation;
- c) Requesting a 9' 6" Sign Height variance from Zoning Code Section 1272.12 (c), which permits a 5' Sign Height and where a 14' 6" Sign Height is proposed in order to install a logo wall sign on the West elevation;
- d) Requesting a variance from Zoning Code Section 1272.10 (c), which prohibits additional signage on side or back of building which is not located on a corner lot and where additional signage on the North elevation is proposed;
- e) Requesting a 13.45 SF Sign Face Area variance from Zoning Code Section 1272.10 (c), which permits an 18 SF Sign Face Area and where a 31.45 SF Sign Face Area is proposed in order to install a wall sign on the North elevation; property located at Pearl Road PPN 396-17-118 and PPN 396-17-026 zoned General Business.

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2) **FIRST FEDERAL OF LAKEWOOD PLAZA/Tim Dean, Representative**

- a) Requesting a 44.5' Lot Width variance from Zoning Code Section 1258.08, which requires a 200' Lot Width and where a 155.5' Lot Width is proposed in order to construct a New Business Center;
- b) Requesting an 18' Front Yard Setback variance from Zoning Code Section 1258.11, which requires a 75' Parking Setback from the centerline of Pearl Road and where a 57' Parking Setback is proposed in order to construct a New Business Center; property located at Pearl Road PPN's 396-17-118 and 396-17-026 zoned General Business.

3) **WEBSTER ROAD, LLC, OWNER/Tim Dean, Representative**

Requesting a 35' Front Setback variance from Zoning Code Section 1252.04 (d)(1), which requires a 100' Front Setback from the centerline of Webster Road and where a 65' Front Setback is proposed in order to construct a New Single Family Dwelling; property located at Calderdale Lane PPN 398-23-027 zoned R1-75.

(G) **PUBLIC HEARINGS**

4) **STACY KING, OWNER**

Requesting an 8' Setback variance from Zoning Code Section 1252.15(a), which requires a 20' Setback from the dwelling and where a 12' Setback is proposed in order to construct an Accessory Building; property located at 15032 Boston Road PPN 399-24-025 zoned R1-75.

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