

**STRONGSVILLE BOARD OF ZONING &
BUILDING CODE APPEALS
AGENDA
COUNCIL CHAMBERS
18688 Royalton Road
June 11, 2025
7:00 p.m.**

- (A) 6:45 p.m. Caucus**
- (B) 7:00 p.m. Call to Order**
- (C) Certificate of Posting per Chapter 208**
- (D) Approve Minutes from May 28, 2025**
- (E) Oath Administered to all Witnesses**
- (F) PUBLIC HEARINGS**

1) MATTHEW & BRITTANY COSTELLO (OWNER)

Requesting a 9' rear yard setback variance from Zoning Code Section 1252.04, which requires a 50' rear yard setback and where a 41' rear yard setback is proposed, in order to construct a three-season addition over existing deck, property located at 17928 Heritage Trail, PPN 397-17-016, zoned R1-75

2) VLADYMER BOTIUCK (OWNER), Correy Petz, Agent

- a) Requesting a 100' front yard building setback variance from Zoning Code Section 1262.08(a), which requires a 200' front yard building setback from Prospect Road right-of-way and where a 100' front yard building setback is proposed; and
- b) Requesting a 20' front parking setback variance from Zoning Code Section 1262.07, which requires a 50' front parking setback and where a 30' front parking setback is proposed, in order to construct a new building for Contractor Units, property located at the Northwest corner of Drake and Prospect Road, PPN 394-06-002, zoned GI – General Industrial

(G) Any Other Business to Come Before the Board