

**STRONGSVILLE BOARD OF ZONING &
BUILDING CODE APPEALS
AGENDA
COUNCIL CHAMBERS
18688 Royalton Road
September 22, 2021
8:00 p.m.**

Next mtg 10/6

- (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 8, 2021 meeting**
- (E) **Oath Administered to all Witnesses**
- (F) **PUBLIC HEARING**

1) JDS MORRIS 6021 LLC, OWNER

- a) Requesting a 40' Front Yard Setback variance from Zoning Code Section 1252.04 (d) (2), which requires a 100' Front Yard Setback from the centerline of Morris Drive and where a 60' Front Yard Setback from the centerline of Morris Drive is proposed in order to construct a 2,154 SF Single Family Dwelling;
- b) Requesting a 2' Side Yard Setback variance from Zoning Code Section 1252.04 (d) (2), which requires a 10' Side Yard Setback and where an 8' Side Yard Setback is proposed in order to construct a 2,154 Single Family Dwelling; property located at 21149 Morris Drive, PPN 393-06-097, zoned R1-75.

2) DANA AND JAMES NAGEL, OWNERS

Requesting a 6' Rear Yard Setback variance from Zoning Code Section 1252.04 (f), which requires a 50' Rear Yard Setback and where a 44' Rear Yard Setback is proposed in order to construct a Covered Porch Roof; property located at 20372 Kylemore Drive, PPN 394-27-063, zoned R1-100.

3) MARK HUML, OWNER

- a) Requesting a 10' Front Yard Setback variance from Zoning Code Section 1252.04 (d), which requires a 50' Front Yard Setback and where a 40' Front Yard Setback is proposed in order to construct a 2,502 SF Single Family Dwelling;
- b) Requesting a 10' Rear Yard Setback variance from Zoning Code Section 1252.04 (f), which requires a 50' Rear Yard Setback and where a 40' Rear Yard Setback is proposed in order to construct a 2,502 SF Single Family Dwelling; property located at Walking Stick Way, PPN 399-25-042, zoned R1-75.

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4) SCOTT GRAUEL, OWNER/R.A. Kalfas, Representative

Requesting a 7' Rear Yard Setback variance from Zoning Code Section 1252.04 (f), which requires a 50' Rear Yard Setback and where a 43' Rear Yard Setback is proposed in order to construct a 593 SF Two-Story Addition; property located at 22320 Needlewood Circle, PPN 391-02-041, zoned R1-75.

(G) Any Other Business to Come Before the Board