



BOARD OF ZONING APPEALS AGENDA

June 23, 2021 6:00P.M.

Meeting Location: via Zoom

CALL TO ORDER
ROLL CALL
AGENDA REQUESTS
OLD BUSINESS

NEW BUSINESS

Case No. 05-2021

Applicant: Sam Petros
Location: 4223 Brecksville Road and Adjacent PPN #5000318
Zoning District: CH-II Commercial Historic and R-2 Single Family Residential
Code Section: Section 1126.05(a), 1126.05(b) and 1145.07(a) of the Zoning Code

Applicant is requesting the following variances:

- Lot #1 – a variance from Section 1126.05(a) of the Planning and Zoning Code to permit a reduced minimum lot area of 41,829 square feet rather than the 43,560 square feet (1-acre) as required per Code.
- Lot #1 – a variance from Section 1126.05(b) of the Planning and Zoning Code to permit a reduced minimum lot width of 106.01 feet rather than the 125 feet as required per Code.
- Lot #1 – a variance from Section 1145.07(a) of the Planning and Zoning Code to permit a reduced side yard setback of 23.8 feet rather than the 25 feet as required per Code for both side boundary lines for construction of a single-family residential house (which is adjacent to residential).
- Lot #2 – a variance from Section 1126.05(a) of the Planning and Zoning Code to permit a reduced minimum lot area of 41,835 square feet rather than the 43,560 square feet (1-acre) as required per Code.
- Lot #2 – a variance from Section 1126.05(b) of the Planning and Zoning Code to permit a reduced minimum lot width of 106.01 feet rather than the 125 feet as required per Code.
- Lot #2 – a variance from Section 1145.07(a) of the Planning and Zoning Code to permit a reduced side yard setback of 23.8 feet rather than the 15 feet as required per Code.

Lot #1 – zoned R-2 Single Family Residential

Lot #2 – zoned CH-II Commercial Historic

Lot #3 – zoned CH-II Commercial Historic



**APPROVAL OF MINUTES: 5/26/2021
DIRECTOR OF PLANNING AND ZONING REPORT
COMMENTS FROM THE PUBLIC
UNFINISHED BUSINESS
ADJOURNMENT**

Next Regularly Scheduled Meeting Date: Wednesday, July 28, 2021

**** PLEASE NOTE: BOARD OF ZONING APPEALS WILL RESUME IN-PERSON MEETINGS AS OF THE JULY 28, 2021 MEETING AND GO FORWARD ****

**** Zoom Meeting Information ****

Join Zoom Meeting

<https://zoom.us/j/96043014144?pwd=dnFLTkVGaTNKZ0hFazlJVHk3a3ZNdz09>

Meeting ID: 960 4301 4144

Passcode: 776825

One tap mobile

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