



Building & Zoning Appeals Board
Monday, February 14, 2022, at 6:00 p.m.
BOARDS AND COMMISSIONS ROOM
AGENDA

1. Call to Order
2. Roll Call of Members
3. Approval of Minutes
4. Sworn Oath of Attendees and Swearing in of Greg Seifert
5. Nomination and Approval of Chairman and Co-Chairman
6. Business Items:

Case #22-001

Christopher Yanda
Don & Mary Smith
Stephen Eisenberger
Summit County Realty
Olive Tree Enterprises

This is a request by Christopher Yanda, applicant, for approval to construct an accessory building with an area of approximately 2,400 sq. ft. located at 1705 Arndale Road.

The property (parcel 5603378) has frontage along Arndale Road with an area of 2.21 acres and is zoned R-2. The applicant proposes constructing a garage with dimensions of 40 ft. x 60 ft. (2,400 sq. ft.) and at peak be 20 ft—8 in. in height. The structure's proposed location is 20 ft. away from the side property line.

The property already has two existing accessory structures. The first is a detached garage measuring approximately 20 ft. x 24 ft. (480 sq. ft.) and a greenhouse which measures approximately 10 ft. x 16 ft. (160 sq. ft.). With the new garage, the total area of accessory structures on the property would be 3,040 sq. ft. in total. The maximum allowable area of accessory structures for a parcel greater than 1 acre is 1,500 sq. feet.

The applicant is requesting the following variances:

1. Variance (1,540 sq. ft.) from the maximum combined floor area of 1,500 sq. ft. for all accessory buildings on a parcel - C.O.S. Section 1143.07 (b).
2. Variance (2 ft.—4 in.) for lots greater than 2 acres requiring a maximum height of 15 ft. as measured from average grade to midpoint between peak and eave of the roof - C.O.S. Section 1143.07 (c).
3. Variance (10 ft.) to locate an accessory building on a lot greater than 2 acres no less than 30 ft. from a side lot line. - C.O.S. Section 1163.04 (k).

7. Adjournment

If you cannot attend this meeting but have a concern you wish to voice, please call Mary Botts, Secretary for the Building & Zoning Appeals Board, at 330-689-2719. There must be at least 3 "Yes" votes from the Board for a variance request to pass. If approved, it is good for 1 year and is non-transferable. A zoning certificate must be secured from the Zoning Department and a building permit from the Building Department before construction may begin.

