



# CITY OF BROADVIEW HEIGHTS BOARD OF ZONING APPEALS AGENDA

July 31, 2020

Meeting on Wednesday, August 5, 2020 at 6:30 p.m..

**CALL TO ORDER:** Allen Palmer, Chairman

Actual Start Time: \_\_\_\_\_

## ROLL CALL

### **BZA MEMBERS**

- |  |   |
|--|---|
| <input type="checkbox"/> Allen Palmer, Chairman      | <input type="checkbox"/> VACANT                     |
| <input type="checkbox"/> Marty Camloh, Vice Chairman | <input type="checkbox"/> Debbie Boop (alternate)    |
| <input type="checkbox"/> Scott Maitland              | <input type="checkbox"/> Erin Dickinson (alternate) |
| <input type="checkbox"/> Rob Routson                 |   |

### **COUNCIL & CITY OFFICIAL MEMBERS present**

- |  |   |
|--|---|
| <input type="checkbox"/> Joe Mandato (Building Official)                       | <input type="checkbox"/> Jeff Hajek (Fire Chief)                |
| <input type="checkbox"/> Jennifer Dukes (BZA/PC/Building Dept. Admin. Assist.) | <input type="checkbox"/> Joe Fleming (Assistant Fire Chief)     |
| <input type="checkbox"/> Gary Yelenosky, PE (City Engineer)                    | <input type="checkbox"/> Joe Price (Council Rep.)               |
| <input type="checkbox"/> Kristina Sorensen (Economic Development Coordinator)  | <input type="checkbox"/> Glenn Goodwin (Council Rep. Alternate) |
| <input type="checkbox"/> Richard Pignatiello (Assistant Law Director)          |   |

### **Additional CITY OFFICIALS present**

- |   |  |
|---|--|
| <input type="checkbox"/> Sam Alai (Mayor)                   | <input type="checkbox"/> George Stelmaschuk (City Council) |
| <input type="checkbox"/> David Schroedel (Service Director) | <input type="checkbox"/> Tom Pavlica (City Council)        |
| <input type="checkbox"/> Vince Ruffa (Law Director)         | <input type="checkbox"/> Brian Wolf (City Council)         |
| <input type="checkbox"/> Robert Boldt (City Council)        | <input type="checkbox"/> Jennifer Mahnic (City Council)    |

### **CASE #2020-BZA #03:**

Site Address: 0 Town Center Drive

PPN: 583-26-076

Applicant: Greg Modic

Owner(s): Petros Development Group

- The matter under discussion is at the request of Greg Modic representing Petros Development Group for a variance 1.74 acres (required 5 acres) and a variance from 1283.07(e)(1) to allow front loaded garages (rear alley access needed for High density development required).

**Report by the Chief Building Official:** *No objection to the variance due to the fact the Fire Department approved the fire truck turn around without installing a cul-de-sac or through road.*

Report by the City Engineer: *No objection to the variance.*

PRESENTATION BY OWNER/APPLICANT: \_\_\_\_\_

QUESTIONS BY BZA MEMBERS: \_\_\_\_\_

COMMENTS BY CITY OFFICIALS: \_\_\_\_\_

PUBLIC COMMENTS: \_\_\_\_\_

**BZA MOTION BY:** \_\_\_\_\_ **SECOND BY:** \_\_\_\_\_

**VOTING:**

**#1 - 1.74 acres (required 5 acres)**

	<u>YES</u>	<u>NO</u>	<u>RECUSE</u>		<u>YES</u>	<u>NO</u>	<u>RECUSE</u>
Allen Palmer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Debbie Boop	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Marty Camloh	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Erin Dickinson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Scott Maitland	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	VACANT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rob Routson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>				

APPROVED     DENIED     POSTPONED     TABLED

**#2 - To allow front loaded garages  
(rear alley access needed for high density development required)**

	<u>YES</u>	<u>NO</u>	<u>RECUSE</u>		<u>YES</u>	<u>NO</u>	<u>RECUSE</u>
Allen Palmer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Debbie Boop	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Marty Camloh	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Erin Dickinson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Scott Maitland	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	VACANT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rob Routson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>				

APPROVED     DENIED     POSTPONED     TABLED

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**CASE #2020-BZA #04:**

Site Address: 1551 E Wallings Rd

PPN: 581-25-035

Applicant: Vanessa Butler

Owner(s): Lawrence School –

- The matter under discussion is at the request of Vanessa Butler, owner of Lawrence School for a variance to completely cover all front windows with designs and graphics. Ordinance 1328.11 table allows window signage not to exceed 20% of total glass area.
  - Note: “Sign.” Any object, device, display, graphic, structure, or part thereof, which is situated indoors or outdoors or is attached to, painted on or displayed from a building or structure in order to direct, attract attention to or announce an object, person, institution, organization, business, product, service, event or location by any means, including words, letters, figures, designs, symbols, fixtures, colors, illumination or projected images.

Report by the Chief Building Official: *No objection to the variance.*

Report by the City Engineer: *No objection to the variance.*

**BZA MOTION BY:** \_\_\_\_\_ **SECOND BY:** \_\_\_\_\_

**VOTING:**

**#1 - To completely cover all front windows with designs and graphics**

	<u>YES</u>	<u>NO</u>	<u>RECUSE</u>		<u>YES</u>	<u>NO</u>	<u>RECUSE</u>
Allen Palmer	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Debbie Boop	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Marty Camloh	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	Erin Dickinson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Scott Maitland	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	VACANT	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
Rob Routson	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>				

APPROVED     DENIED     POSTPONED     TABLED

NEW BUSINESS: \_\_\_\_\_

OLD BUSINESS: \_\_\_\_\_

APPROVAL OF MINUTES: \_\_\_\_\_

ADJOURNED AT: \_\_\_\_\_ P.M.