

CITY OF TWINSBURG
BOARD OF ZONING APPEALS MINUTES
MARCH 14, 2018

**CITY OF TWINSBURG
BOARD OF BUILDING AND ZONING CODE APPEALS
MARCH 14, 2018**

Mr. Brown called the meeting to order at 6:33 pm.

Present: Messrs: Brown, Wilner, Griffith, Zeitz
Absent: Mr. Ed Kancler

Also Present: Mr. Russ Rodic, Building Commissioner
Ms. JoAnn McFearin, Council Representative

The Board recited the Pledge of Allegiance.

**CITY OF TWINSBURG
BOARD OF BUILDING AND ZONING CODE APPEALS
WORK SESSION
MARCH 14, 2018**

1. Appeal #02-2018
Variance 1149.08

A public hearing will be conducted at 6:30 pm on March 14, 2018; for the purpose of hearing an appeal for a variance from section 1149.08 of the Twinsburg Zoning and Development Regulations which requires parking & drives shall have a 50 foot front yard setback for I-3 Industrial District. The applicant is requesting parking 20 feet from the cul-de-sac on Independence Pkwy. in Cornerstone Business Park. This appeal is made by Matthew L. Weber, P.E. of Weber Engineering at 2555 Hartville Rd. Suite B OH. 44272

- Specifically, a 30 foot front setback variance is requested
-

Mr. Brown opened the a public hearing to determine the degree of setback in the I-3 zoning district, the applicant is requesting a 30 foot variance to the required 50 foot parking setback.

Mr. Matthew Weber with Weber Engineering Services, 2555 Hartville Rd. Rootstown, Ohio presented the variance application on behalf of Scannell Properties.

- They are requesting a variance to Section 1149.08 with regards to the parking setback.
- This is the last property at the end of Independence Parkway.
- Cornerstone Business Park has been developed one occupant at a time and the existing cul-de-sac was placed a little longer than desired for the current site.
- They are proposing to shorten the cul-de-sac as much as allowed while maintaining the existing Amazon entrance.
- The constrictions of the Amazon driveway as well as the retention pond have created the need for the 30 foot variance.
- The cul-de-sac will be the same size for fire safety, it will just be shorter and with the curve to one side as opposed to both sides.

Mr. Brown explained that there is one absent BZA member which allows the possibility of a tied vote, at which time the variance request would be denied.

- He asked Mr. Weber if he would like to continue to the vote tonight.

Mr. Weber stated that he would like to continue.

CITY OF TWINSBURG
BOARD OF ZONING APPEALS MINUTES
MARCH 14, 2018

**CITY OF TWINSBURG
BOARD OF BUILDING AND ZONING CODE APPEALS
MEETING MINUTES
MARCH 14, 2018**

PUBLIC PARTICIPATION – NONE

1. Appeal #02-2018
Variance 1149.08

A public hearing will be conducted at 6:30 pm on March 14, 2018; for the purpose of hearing an appeal for a variance from section 1149.08 of the Twinsburg Zoning and Development Regulations which requires parking & drives shall have a 50 foot front yard setback for I-3 Industrial District. The applicant is requesting parking 20 feet from the cul-de-sac on Independence Pkwy. in Cornerstone Business Park. This appeal is made by Matthew L. Weber, P.E. of Weber Engineering at 2555 Hartville Rd. Suite B OH. 44272

- Specifically, a 30 foot front setback variance is requested

Mr. Rodic administered the Oath to Mr. Weber.

Mr. Brown asked if the applicant had anything to add or change.

Mr. Weber stated that he did not.

MOTION: I MAKE A MOTION THAT WE APPROVE APPEAL #02-2018.

MR. WILNER MOVED, MR. GRIFFITH SECONDED
UPON ROLL CALL, MOTION PASSED UNANIMOUSLY.

APPROVAL OF MINUTES – Dated January 24, 2018.

MOTION: TO APPROVE THE MINUTES DATED JANUARY 24, 2018.

MR. GRIFFITH MOVED, MR. ZEITZ SECONDED
UPON ROLL CALL, MOTION PASSED UNANIMOUSLY.

COMMUNICATIONS – NONE

EXCUSE ABSENT – Mr. Ed Kancler

MOTION: TO EXCUSE MR. KANCLER FROM THE MEETING.

MR. WILNER MOVED, MR. GRIFFITH SECONDED
UPON ROLL CALL, MOTION PASSED UNANIMOUSLY.

ADJOURNMENT- The meeting was adjourned at 6:38.

Ed Kancler, Chairman

Russ Rodic, Building Commissioner