

CITY OF TWINSBURG
BOARD OF ZONING APPEALS MINUTES
AUGUST 8, 2018

**CITY OF TWINSBURG
BOARD OF BUILDING AND ZONING CODE APPEALS
AUGUST 8, 2018**

Mr. Kancler called the meeting to order at 6:30 pm.

Present: Messrs: Tom Brown, Gary Wilner, Ed Kancler and Chris Griffith
Absent: Joe Zeitz

Also Present: Mr. Russ Rodic, Building Commissioner

The Board recited the Pledge of Allegiance.

**CITY OF TWINSBURG
BOARD OF BUILDING AND ZONING CODE APPEALS
WORK SESSION
AUGUST 8, 2018**

Mr. Kancler asked if there are any members of the public present who would like to speak against the variance being requested.

There were none.

Mr. Kancler asked for a motion to move past the work session and straight to the regular meeting.

MR. BROWN MOVED, MR. GRIFFITH SECONDED.

UPON ROLL CALL, MOTION PASSED
UNANIMOUSLY.

1. Appeal #11-2018
Variance 1143.09

A public hearing will be conducted at 6:30 pm on August 8, 2018; for the purpose of hearing an appeal for a variance from section 1143.09 of the Twinsburg Zoning and Development Regulations which requires a minimum front yard depth from street R.O.W. of 50 feet in an R-4 district. The applicant is proposing 4'D x 8'W roof over an existing front porch. This request is made by Kevin R. Young of 1280 Sharonbrook Drive.

Specifically, a variance of 3 foot is being requested.

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MEETING MINUTES
AUGUST 8, 2018**

PUBLIC PARTICIPATION – NONE

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Mr. Kancler explained that appeal #11-2018 is seeking a variance to build a roof structure over a pad that is at the front door of the house. It is 3 feet within the required 50 foot setback.

Mr. Rodic administered the Oath to Mr. Kevin Young, 1280 Sharonbrook Dr.

Mr. Kancler asked if Mr. Young's written request were read out loud tonight, would it be as if stating it under oath?

Mr. Young replied that it would.

Mr. Kancler asked if anyone else is present to speak regarding the variance request.

Mr. Young pointed out that his builder is in attendance to answer any technical questions.

Mr. Kancler noted that plans have been submitted for the Board Member's review.

MOTION: I MOVE THAT WE APPROVE APPEAL #11-2018, VARIANCE FOR THREE FEET AS REQUESTED.

Mr. Kancler stated for the record that the variance will be granted based on the following findings:
There is a practical difficulty in that during inclement weather, snow and rain interfere with the ability to move people into the home safely. Secondly, I cannot conceive of any diminution of value as required in the code to be a condition of denial of variance of any property nearby or in the City of Twinsburg that would detract from the Zoning Code.

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

APPROVAL OF MINUTES – Dated June 27, 2018.

MOTION: TO APPROVE THE MINUTES DATED JUNE 27, 2018.

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

EXCUSE ABSENT - **MOTION:** I MAKE A MOTION TO EXCUSE MR. ZEITZ FROM THE MEETING.

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

COMMUNICATIONS-

Mr. Rodic commented that the pending item, Appeal #11-2017 can be removed from the agenda; the basketball pad has been removed from the yard at 10412 Fox Hollow Circle.

ADJOURNMENT- The meeting was adjourned at 6:38.

Ed Kancler, Chairman

Russ Rodic, Building Commissioner