

**BUILDING & ZONING BOARD OF APPEALS
CITY OF NORTH OLMSTED
AMENDED AGENDA FOR OCTOBER 5, 2020
7:00 PM**

ROLL CALL

REVIEW AND CORRECTION OF MINUTES

The Building & Zoning Board of Appeals [minutes](#) of September 14, 2020 are submitted for approval.

RESIDENTIAL APPEALS AND REQUESTS (Click links to view submissions)

[20-17513 Antonio & Nikki Brunello; 25417 Butternut Ridge Road](#)

Proposal consists of a new swimming pool. Property is zoned A-One Family Residence.

The following variance is requested:

1. A 4 ft. variance for side yard setback of a swimming pool; code requires 10 ft., applicant shows 6 ft., Section 1135.02(I).

[20-17566; Alexander Vega; 5673 Porter Road](#)

Proposal consists of a new garage. Property is zoned B-One Family Residence.

The following variance is requested:

1. A 5 ft. variance for rear yard setback of a detached garage; code requires 10 ft., applicant shows 5 ft., Section 1135.02(B).

[20-17640; Elias Rabatt; 6071 Gareau Drive](#)

Proposal consists of a home addition. Property is zoned B-One Family Residence.

The following variance is requested:

1. A 5.6 ft. variance for rear yard setback of a dwelling; code requires 50 ft., applicant shows 44.4 ft., Section 1135.06(D).

[20-17680; Thomas & Donna Harlan; 24735 Deerfield Drive](#)

Proposal consists of a new shed. Property is zoned C-One Family Residence.

The following variances are requested:

1. A 20 sq. ft. variance for the size of a storage building based on the lot size; code allows up to 100 sq. ft., applicant shows 120 sq. ft., Section 1135.02(C)(2). Note: Lot is 8,946 sq. ft.
2. A 5 ft. variance for rear yard setback of an accessory storage building; code requires 5 ft., applicant shows 0 ft., Section 1135.02(C)(5).
3. A 5 ft. variance for side yard setback of an accessory storage building; code requires 5 ft., applicant shows 0 ft., 1135.02(C)(5).
4. A 1.1% variance for excessive rear yard lot coverage; code permits up to 20% (68 sq. ft. based on yard area of 341.24 sq. ft.), applicant shows 21.1% (72 sq. ft.), Section 1135.05(B)(2).
5. A variance to place a portion of a storage building in the side yard (approximately 48 sq. ft.); placement of a storage building in a side yard is not permitted, Section 1135.02(C)(1).

20-17704; Kevin & Mandi Rahla; 23492 Cedarwood Lane

Proposal consists of a home addition. Property is zoned C-One Family Residence.

The following variance is requested:

1. A 17 ft. variance for rear yard setback of a dwelling; code requires 50 ft., applicant shows 33 ft., Section 1135.06(D).

COMMERCIAL APPEALS AND REQUESTS (Click links to view submissions)

20-17691; Raising Cane's; 25821 Brookpark Road

Proposal consists of signage. Property is zoned B-3 General Business.

The following variance is requested:

1. A variance for 3 additional ground signs; code permits 4 ground signs, applicant shows 7 ground signs, Section 1163.27(A).

Note: Applicant previously granted a variance for 4 ground signs.

COMMUNICATIONS

20-17699; Jamestown Apartments; 4809 Columbia Road

Request for reconsideration of a denied application on September 14, 2020.

ADJOURNMENT