

**BUILDING & ZONING BOARD OF APPEALS
CITY OF NORTH OLMSTED
AGENDA FOR NOVEMBER 2, 2020
7:00 PM**

ROLL CALL

REVIEW AND CORRECTION OF MINUTES

The Building & Zoning Board of Appeals [minutes](#) of October 5, 2020 are submitted for approval.

RESIDENTIAL APPEALS AND REQUESTS (Click links to view submissions)

[20-17722; Khaled Elgayar; 5464 Columbia Road](#)

Proposal consists of a fence on a corner lot. Property is zoned A-One Family Residence.

The following variances are requested:

1. A 3 foot variance to the side/rear yard setback for a fence on a corner lot; code requires 20 ft., applicant provides 17 ft., Section 1135.02(D).
2. A 4 in. variance to the minimum separation between fences on a common property line; code requires 24 in., applicant provides 20 in., Section 1369.03(D). Note: Owner does have direct access to the area between the two fences.

[20-17857; Rick Wootten; 6168 Wild Oak Drive](#)

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

The following variance is requested:

1. An 11 ft. variance for rear yard setback for a deck contiguous to a dwelling; code requires 50 ft., applicant shows 39 ft., Section 1135.06(D).

[20-17882; Dave & Debbie Price; 24360 Deepwoods Way](#)

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

1. A 3% variance for rear yard lot coverage; code requires that coverage not exceed 20%, applicant shows 23%, Section 1135.05(B)(2).
2. A variance to place an accessory structure within a utility easement, code does not permit, Section 1135.02(C)(6).

[20-17923; Timothy McNamara; 5422 Kennedy Ridge Road](#)

Proposal consists of a driveway expansion. Property is zoned B-One Family Residence.

1. An 8 ft. variance for the maximum width of a driveway in the front yard serving a detached garage; code permits 12 ft., applicant shows 20 ft., Section 1135.02(B)(2)(c).
2. A 12 ft. variance for the maximum width of a driveway in the side and rear yard serving a detached garage; code permits 24 ft., applicant shows approximately 40 ft., Section 1135.02(B)(2)(c). See note. Note: Existing driveway is non-conforming. At the point where applicant proposes to add 12 feet in width of driveway, existing driveway is approximately 28 feet wide.

3. A 15 ft. variance for driveway length; code requires that any driveway shall extend no further most distant point of garage, applicant shows extension 15 ft., past garage, Section 1135.02(B)(2)(d).

20-17972; Eddie Dunlap; 5468 Jacqueline Lane

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

The following variance is requested:

1. A 20 ft. variance for rear yard setback of a dwelling; code requires 50 ft., applicant shows approximately 30 ft., Section 1135.06(D).

COMMERCIAL APPEALS AND REQUESTS (Click links to view submissions)

20-17699; Jamestown Apartments; 4809 Columbia Road

Proposal consists of dumpster enclosures. Property is zoned Multiple Residence (Apartment).

This application is a rehearing of a variance denied at the September 14, 2020 meeting.

The following variance is requested:

1. A 6 ft. 2 in. variance for a dumpster receptacle in a required buffer area; code requires a rear yard setback of 20 feet, applicant shows receptacle 13 ft. 10 in. from the rear lot line, Section 1161.11(A).

ADJOURNMENT