



CITY OF CLEVELAND HEIGHTS
BOARD OF ZONING APPEALS AGENDA

The regularly scheduled meeting of the Board of Zoning Appeals of the City of Cleveland Heights, Ohio will be held on Wednesday, April 18, 2018 at 7:00 p.m. in Council Chambers, City Hall, 40 Severance Circle Drive.

ROLL CALL

APPROVAL OF THE MINUTES OF THE MARCH 21, 2018 PUBLIC HEARING

PUBLIC HEARING – APRIL 18, 2018:

CAL. NO. 3451 Kristen and Mark Gallagher, 2612 Wellington Rd., 'A' Single-family District, requests a variance to Code Section 1121.12(g) to rebuild a garage with a height of 15'8" (15' max. permitted).

Moved to: Grant Deny Continue Withdraw

Moved by _____ Seconded by _____

Motion Carried Failed

CAL. NO. 3452 John and Anya Rudd, 2178 Harcourt Dr., 'AA' Single-family District, requests variances to Code Section 1121.12(i)(1) to permit a 6' tall ornamental aluminum fence in the front yard (4' max. permitted) and Code section 1121.12(h)(3) to permit a 200 sq. ft. Koi pond with no fence enclosure (6' fence req'd.).

Moved to: Grant Deny Continue Withdraw

Moved by _____ Seconded by _____

Motion Carried Failed

CAL. NO. 3454 Brent and Katrina Hicks, 2654 Derbyshire Rd., 'A' Single-family District, requests variance to Code Section 1121.12(i)(1) to permit 6' tall fence in corner side yd. parallel to Overlook Lane (4'max. permitted).

Moved to: Grant Deny Continue Withdraw

Moved by _____ Seconded by _____

Motion Carried Failed

CAL. NO. 3448 Xian Mao, 2640 Euclid Heights Blvd., 'MF3' Multi-family District, requests variances to Boarding House Code section 1153.03(18): to permit lot size to be 6,700 sq. ft. (20,000 sq. ft. min. req'd.); to permit a lot width of 50' (100' min. req'd.); to permit a 3' west side yard and 8' east side yard (15' min. req'd.); and to Code section 1161.03(a)(6) to permit 3 parking spaces (8 spaces min. req'd.).

Moved to: Grant Deny Continue Withdraw

Moved by _____ Seconded by _____

Motion Carried Failed

CAL. NO. 3450 True North Energy LLC, 2310 Lee Rd., 'C2X' Multiple-Use District, requests expansion of nonconforming use to occupy a greater land by expanding their building per Nonconforming Uses Code Section 1173.01 by adding 745 sq. ft. rear addition

Moved to: Grant Deny Continue Withdraw

Moved by _____ Seconded by _____

Motion Carried Failed

If approved, True North Energy LLC, 2310 Lee Rd., 'C2X' Multiple-Use District requests variance to Code section 1131.06 (d)(1) to permit a 7' rear yard and 15' side yard setbacks (20' min. req'd.).

Moved to: Grant Deny Continue Withdraw

Moved by _____ Seconded by _____

Motion Carried Failed

CAL. NO. 3449 TRDBY LLC, 2550 Noble Rd., 'C2' Local Retail District, proposes converting a 2nd floor office to 2 apartments and requests a variance to Code section 1161.03(a)(4) to permit 2 surface parking spaces (1 surface & 1 enclosed req'd.).

Moved to: Grant Deny Continue Withdraw

Moved by _____ Seconded by _____

Motion Carried Failed

CAL. NO. 3453 TRDBY LLC, 2565 Noble Rd., 'C2' Local Retail District, requests a variance to Code Section 1131.04(c) to permit parcel to be 7,769 sq. ft (10,000 sq. ft. min. req'd.).

Moved to: Grant Deny Continue Withdraw

Moved by _____ Seconded by _____

Motion Carried Failed

OLD BUSINESS

NEW BUSINESS

ADJOURNMENT