

TO: Members of the Board of Zoning Appeals
FROM: Patrick O'Connor, Chairman
SUBJECT: Meeting of the Board of Zoning Appeals –AGENDA

Please be advised that the Board of Zoning Appeals will meet on **Tuesday, November 12, 2019** in Parma City Hall **Council Chambers** at **7:00 p.m.** regarding the following appeal(s):

First Case of Appeals

Leon Sampat, LS Architects, 22082 Lorain Road, Fairview Park, OH 44126 has requested a “USE” Variance of the City of Parma Codified Ordinances of Section 1170.03 – COMMERCIAL/OFFICE DISTRICTS – SCHEDULE OF PERMITTED BUILDINGS AND USES. The proposal is to open an adult daycare center in Retail Business Zoning District located at 8555 Day Drive. This variance would result in permitting to open an adult daycare/activity center in Retail Business Zoning District. PPN is 455-01-001

Second Case of Appeals

Daniel Sprouse of Sprouse Enterprises, LLC, 5247 State Road, 44134 has requested an “USE” variance of the City of Parma Codified Ordinances of Section 1170.03 – COMMERCIAL/OFFICE DISTRICTS – SCHEDULE OF PERMITTED BUILDINGS AND USES. The proposal is to allow selling of remanufactured appliances in Retail Business District located at the existing building at 5247 State Road. The sale of used products is not included in permitted buildings and uses in the Retail Business District. Permitted only in Commercial Manufacturing A and B Districts. This variance would result in allowing the sales of used appliances in Retail Business District. The PPN is 444-04-114.

Third Case of Appeals

Anthony Siciliano, 7444 Midland Road, Independence, OH 44131 has requested an “Use” variance of the City of Parma Codified Ordinances of Section 1170.03 – COMMERCIAL/OFFICE DISTRICT – SCHEDULE OF PERMITTED BUILDINGS AND USES. The proposal is to open a food/beverage, nutrition/wellness café at 1285 Rockside Road. Serving of food and beverages on site not a permitted use in Office Building Districts. This variance would result in allowing to open food/beverage, nutrition/wellness café in Office Building District. PPN is 445-17-306.

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Fourth Case of Appeals

Brian J. Intihar, 7794 Theota Ave, 44129 has requested an “Area” variance of the City of Parma Codified Ordinance of Section 1153.03(b)(2) – SINGLE FAMILY HOUSE DISTRICTS – ACCESSORY USES AND BUILDINGS – REGULATIONS – PARKING AREAS. The proposal is to add more parking area than allowed by Code at 7794 Theota Ave. The amount of hard surface area for a driveway in residential front setback shall not exceed 32% of front setback area and width shall not exceed 16’ wide on lot with 54’ of effective frontage. Existing is 22’. Proposing to add additional 8’ for overall total of 30’ in driveway width. This variance would result in allowing 14 additional feet of driveway width. The PPN is 442-18-047

Fifth Case of Appeals

Brendan & Jennifer Brunk, 9123 Running Brook, 44130 have requested an “Area” variance of the City of Parma Codified Ordinances of Section 1153.03(d)(2)-SINGLE FAMILY HOUSE DISTRICTS-ACCESSORY USES AND BUILDING- PARKING OF RECREATIONAL VEHICLE REGULATIONS. The proposal is to park 23’ boat that sits on a 27’ trailer on pad in side yard at 9123 Running Brook. Any owner of recreational equipment may park or store such equipment, not in excess of 24’ in overall length on property owned by him. This variance would result in allowing 3’ additional overall length of trailer used to store a 23’ boat on his property. PPN is 456-24-041.

Cc: Mayor Tim DeGeeter, Law Director Tim Dobeck, Building Commissioner Paul W. Deichmann, Clerk of Council Ken Ramser, Chief Deputy Clerk Lisa Beeble, Tim Dobeck, Law Dept., Communications Carolyn Kovach, Asst. City Engineer Melissa Morrow, Jim Mihelich, Asst. City Engineer, Bldg. Dept. Secretary Carol Hartzell. Karen Groves, Linda Cross, Sandi Katanik, Mike Culp, and Brian Higgins. Members: Chairman Patrick O’Connor, Michelle Green, George Mastrobuono, John Yurkiw, and George Ziefle.