

Please be advised that the Board of Zoning Appeals will meet on **Tuesday, November 15, 2016** in Parma City Hall **Council Chambers** at **7:00 p.m.** regarding the following appeal(s):

First Case of Appeals

Rick Philbrick, 1574 W. Sprague Rd., 44134 has requested an “Area” variance of the City of Parma Codified Ordinances of Section 1153.03(c)(2) – SINGLE-FAMILY HOUSE DISTRICTS-ACCESSORY USES AND BUILDINGS- REGULATIONS. The request is to allow to park 37’ recreational vehicle along with several other recreational vehicles on gravel area in rear yard at 1574 W. Sprague Rd. zoned Single-Family AA1. Any owner of recreational equipment may park or store such equipment, not in excess of 24’ in overall length on property owned by him and upon a hard-surface driveway or turnabout. This variance would result in allowing for parking of recreational equipment to be stored on property on gravel area and a variance to allow for 13’ of additional overall length of recreational motor vehicle. The PPN is 453-42-008 & 003.

Rick Philbrick, 1574 W. Sprague Rd., 44134 has requested an “Area” variance of the City of Parma Codified Ordinance of Section 1153.03(b)(2) – SINGLE-FAMILY HOUSE DISTRICTS-ACCESSORY USES & BUILDINGS-REGULATIONS. The request is to allow for parking of 2 commercial trailers, in addition to commercial truck and for allowing of parking on gravel surface on property located at 1574 W. Sprague Rd. zoned Single-Family AA1. Only one commercial vehicle not exceeding gross weight of 8,500 pounds or an overall length of 82 inches may be parked per dwelling unit on hard surface to rear of front setback of residence. This variance would result in allowing for parking of 2 commercial trailers, in addition to commercial truck and for parking on gravel surface. The PPN is 453-42-008 & 003.

Second Case of Appeals

David Harala, Architect, 7835 Oakhurst Circle, Brecksville, OH 44141 has requested an “Area” variance of the City of Parma Codified Ordinances of Section 1153.03(a) – SINGLE FAMILY HOUSES DISTRICTS – ACCESSORY USES AND BUILDINGS. The request is to build a new detached garage at 4314 Grantwood Dr. The proposed garage size is 24’ x 36’ x 23’ in height with a second story for a total of 1,728 sq. ft. on parcel of 8,100 sq. ft. zoned Single-Family A1. Maximum size of garage permitted on lot size of 50’ x 162’/ 8,100 sq. ft. is 784 sq. ft. with a maximum height of 15’. This variance would result in allowing 944 more sq. ft. in area and 8’ more in height for 2-story detached garage on lot size of 8,100 sq. ft. in area. The PPN is 447-12-060.

David Harala, Architect, 7835 Oakhurst Circle, Brecksville, OH 44141 has requested an “Area” variance of the City of Parma Codified Ordinances of Section 1185.05 – HEIGHT REGULATIONS – HEIGHT DISTRICT EXCEPTIONS. The request is to build a new detached garage at 4314 Grantwood Drive on parcel of 8,100 sq. ft., zoned Single-Family A 1. The proposed garage size is 24’ x 36’ x 23’ in height for a total of 1,728 sq. ft. in area and 2 story building. In residence districts, an accessory building shall not exceed 15’ in height at the highest point of the roof nor more than one story. This variance would

result in allowing for 944 more sq. ft. in area and 8' more in height for 2-story detached garage on lot size of 8,100 sq. ft. in area.

Third Case of Appeals

Robert Euerle, Euerle Group, LLC, 1801 Lorimer Rd, 44134 has requested an “Area” variance of the City of Parma Codified Ordinances of Section 1199.06(c) – SCREENING AND BUFFERING – LANDSCAPED BUFFER AREA FOR REAR AND SIDE YARDS – MINIMUM WIDTH. The proposal is for 9’ of landscaped buffer and a privacy fence for property located at 5301 Hauserman Rd zoned Single-Family B1. The minimum required width of landscaped buffer is 24’. This variance would result in allowing 15’ less of landscaped buffer with privacy fence. The PPN is 442-01-003.

Fourth Case of Appeals

Marty R. Compton, 5308 Orchard Park Dr. 44134 has requested an “Area” variance of the City of Parma Codified Ordinances of Section 1153.03(c)(2) – SINGLE FAMILY HOUSE DISTRICTS – ACCESSORY USES AND BUILDINGS REGULATIONS. The proposal is to allow to park 31’ motor home on concrete pad adjacent to garage on property located at 5308 Orchard Park Drive zoned Single-Family A 1. 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 to store on property a recreational equipment that is 7’ more for overall length. The PPN is 450-09-014 & 013.