

REGULAR MEETING

AGENDA

DANBURY TOWNSHIP BOARD OF ZONING APPEALS

Wednesday, March 18, 2020

6:30 p.m.

MEMBERS

Joseph Fetzer - Chair

Loretta Grentzer – Vice-Chair

Sherry Roberts - Member

Clyde Shetler - Member

Lisa Bauer - Secretary

Patricia Zsigo - Alternate

Gregory Huffman - Alternate

STAFF

Kathryn A Dale, AICP, Zoning Inspector

MEETING PROCEDURE: The Board of Zoning Appeals is a quasi-judicial Board. Our primary function is to hear testimony and issue decisions. Unlike other Township boards and commissions, we only hear relevant, sworn testimony from the Appellant, his/her duly appointed agent or attorney, and any other person with standing to testify in a particular matter. The Appellant has the right to cross-examine any testimony given. Our hearings are open to public attendance, but public comment, opinion and discussion are not considered testimony and will not be heard.

Please wait until you are recognized by the Chair, proceed to the podium, and state your name and address so that your comments may be properly recorded. Applicants are to limit their testimony to fifteen (15) minutes, including any information presented by his/her duly appointed agent or attorney. Other persons with standing to testify are to limit their remarks to three (3) minutes or less. These limitations may be extended if the Board requests or approves further testimony.

I. Call to Order.

II. Pledge of Allegiance.

III. Roll Call.

IV. Adjudication Hearings.

- a. **BZA-2020-018 8682 E. Bayshore Road.** Request for an Area Variance from Section 3.5 to allow a Commercial Structure to encroach into the front-yard setback (23' proposed/ 70' required). **Christopher Overmyer, Owner/Applicant.**
- b. **BZA-2020-019 408 Lynn.** Request for two Area Variances from Section 5.2.2 to allow for an accessory structure to be 0' from the south, side-property line (3' required) and 2' from the principal building (5' required). **Don & Jane Leach, Owner/Applicant.**

V. Approval of February 19, 2020 Board of Zoning Appeals Meeting Minutes.

VI. Signing of Decision Sheets.

- a. **BZA-2020-005 63 Erie Beach Road.** Request for an Area Variance from Section 5.1.C.ii to allow an accessory structure to be located in the rear-yard setback (5' required/ 3'7" proposed). **Colette & Mark Twarek, Owners/Applicants.**
- b. **BZA-2020-006 240 Tibbels.** Request for an Area Variance from Section 7.9.3.A to allow for an addition onto the nonconforming home to exceed 20% of the original square footage [291s.f. allowed/ 588s.f. all new (47%) or 1,260 w. garage attachment (86%) proposed]. **Roy Edward & Diane Velej, Owners/Applicants.**
- c. **BZA-2020-009 7487 E. Harbor Road (Rock Harbor Cottages).** Request for a Conditional Use in accordance with Section 3.1.10.C.v & 4.4 to designate an additional parcel (PIN# 0141175415717000) & the property as a Resort. Area Variances requested from Sec. 4.4.1. for side-yard setbacks on the additional lot (45' required/ 5' proposed), and Sec. 4.4.5. to allow less than minimum acreage requirement (5 ac. required/ 2.8 total ac. proposed). **Bradley Miller, Owner/Applicant.**

- VII. Old Business.**
- VIII. New Business.**
- IX. Other Business.**
- X. Reports & Communications from Members & Staff.**
- XI. Adjournment.**