

**AGENDA**  
**BOARD OF ZONING APPEALS VIRTUAL MEETING**  
**IMMEDIATELY FOLLOWING THE 5:30 P.M. CAUCUS**  
**April 16, 2020**

**To: Mark M. Moreal, Chairman**  
**Chris Walchanowicz, Councilman**  
**Pasquale Monteleone, Jr.**  
**Carol Fortlage**  
**Charles Bredt**

**Gregory P. Kurtz, Mayor**  
**Entire Council**  
**Greg O'Brien, Legal**  
**Representative**

The Board of Zoning Appeals will meet at 5:30 p.m. in the conference room at City Hall to review items on the Agenda. The following have been placed on the Agenda of the Board of Zoning Appeals meeting for **Thursday, April 16, 2020**. **The meeting will be held via Zoom.**

**Applicants and participants via computer enter:**

[https://zoom.us/webinar/register/WN\\_hnm5LiCGTRCUY7PTBhSeag](https://zoom.us/webinar/register/WN_hnm5LiCGTRCUY7PTBhSeag)

**(Questions or comments can be sent in advance of the meeting to**

[beald@independenceohio.org](mailto:beald@independenceohio.org). Please reference the agenda item in your e-mail)

**Old Business:**

**Approval of Minutes of Regular Board of Zoning Appeals Meeting held on  
February 20, 2020.**

**New Business:**

- 1. 6527 Brecksville Road, Independence Square Shopping Center** – Requesting a variance to 1151.08(d)(2) of 4” to permit a pylon sign to be 8’4” (8’ permitted, 8’4” requested)
- 2. 5115 Brookside Road, Jerry Narduzzi** – Requesting a variance to 1143.02(b)(2)(B) of 48 sq. ft. to permit an accessory building to be 192 sq. ft. (192 sq. ft. requested, 144 sq. ft. permitted).
- 3. 4799 Chestnut Road, Matt Snyderburn** – Requesting a variance to 1143.02(a)(2) to permit an additional accessory structure (not permitted).

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4. **6803 Bradford Circle, Suleika & Ken Stray** – Requesting a variance to 1165.02 to permit a deck to extend 5’ and 6’ into the rear building setback (not permitted).
5. **9103 Hillside Road, Dennis Messina** – Requesting a variance to 1143.02(b)(1)(B) to permit a 55’ x 40’ garage to be constructed on the property (36’ x 24’ permitted, 55’ x 40’ requested), a variance to 1143.02(b)(1)(A) of 4’ to permit the height of a building to be 19’ (15’ permitted, 19’ requested) a variance to 1143.02(b)(1)(C) of 2 additional parking spaces (5 spaces permitted, 7 spaces requested) and a variance to 1165.01 of 5’ to permit a 10’ side yard (10’ requested, 15’ permitted).
6. **5725 Brookside Road, Dale Veverka** – Requesting a variance to 1143.02(a)(3) of 3’ to be 7’ from the rear lot line (7’ requested, 10’ permitted).
7. **8004 Hillside Road, Tim Keller** – Requesting a variance to 1143.02(a)(2) to permit an additional accessory building (not permitted); a variance to 1143.02(b)(2)A of 5’2” to permit an accessory building to be 17’2” in height (12’ permitted, 17’2” requested) and a variance to 1143.02(a)(2)B of 176 sq. ft. to permit an accessory building to be 320 sq. ft. (144 sq. ft. permitted, 320 sq. ft. requested).
8. **6715 Brookside Road, Thomas Cramer** – Requesting a variance to 1163.05 of 9’ to permit a garage addition to be at 16’ (25’ permitted, 16’ requested).
9. **4200 Rockside Road, Apex Pinnacle Services, Inc.** – Requesting a variance to 1151.09(c)(2) of 2.5 sq. ft. to permit a wall sign to be 32.5 sq. ft. (30 sq. ft. permitted, 32.5 sq. ft. requested) and a variance to permit two wall signs on the building (not permitted).

Debi Beal  
April 9, 2020