

**BRECKSVILLE BOARD OF ZONING APPEALS  
AGENDA**

**Monday, June 11, 2018**

**Brecksville City Hall – Community Room**

**Public Hearings**

7:30 p.m.	Appeal 2018-21	Jason Hinchman
7:35 p.m.	Appeal 2018-22	Sal's Landscaping for Carol Braden
7:40 p.m.	Appeal 2018-23	Ron Stease
7:45 p.m.	Appeal 2018-24	Ohio Dream Builders
7:50 p.m.	Appeal 2018-25	Paul & Jennifer Hechko
7:55 p.m.	Appeal 2018-26	James & Maria Humel
8:00 p.m.	Appeal 2018-27	Advance Door for Conifer Acres Phase II Residents

**Regular Meeting**

- **Approval of Minutes – Regular Meeting of May 7, 2018.**
  
- **Appeal 2018-21**, Jason Hinchman for (1) a variance from Section 1181.11(a) maximum building height of 30 ft. to allow 30 ft. 4 in. and (2) a variance from Section 1181.11(a) maximum roof area over 30 ft. is limited to 10% of ground floor to allow 45.8% for the construction of a new house located at 6516 Crabtree Lane, PP# 601-21-062.
  
- **Appeal 2018-22**, Sal's Landscaping for Carol Braden for a variance from Section 1183.08(a) maximum three open parking spaces permitted, to allowed two additional open parking spaces located at 10247 Barr Road, PP# 604-14-007.
  
- **Appeal 2018-23**, Ron Stease for a variance from Section 1151.25(d)(2)B of 370 sq. ft. from the maximum 192 sq. ft. to allow 562 sq. ft. to enlarge an approved pool cabana located at 5171 Miller Road, PP# 604-04-005.
  
- **Appeal 2018-24**, Ohio Dream Builders for a variance from Section 1151.24 of 77 ft. from the minimum 125 ft. front yard to allow 48 ft. for the construction of a porch on a non-conforming house located at 6638 Oakes Road, PP# 603-14-027.

- **Appeal 2018-25**, Paul & Jennifer Hechko, for a variance from Section 1151.25(d)(2)C of 1088 sq. ft. from the maximum 240 sq. ft. to allow 1328 sq. ft. for the construction of an accessory structure (stable) located at 2711 Boston Road, PP# 604-19-003.
- **Appeal 2018-26**, James and Maria Humel for a variance from Section 1183.15(a) not to install the required hard surface driveway to a detached garage located at 10614 Fitzwater Road, PP# 602-03-014.
- **Appeal 2018-27**, Advanced Door for Conifer Acres Phase II residents for (1) a variance from Section 1185.03(a) maximum fence height of 4 ft, to allow a 6 ft. gate, and (2) a variance from Section 1185.03(a) fences not allowed in the front yard, to allow a driveway gate to be located 25 ft. from the right-of-way, located at 6780 and 6785 Rivercrest Drive, PP# 601-04-004 and PP# 601-04-003.

**Report of Council Representative**  
**Report of Mayor Hruby**  
**Announcements**  
**Adjournment**