

**MINUTES OF PUBLIC HEARINGS
BRECKSVILLE BOARD OF ZONING APPEALS
RALPH W. BIGGS CITY COUNCIL CHAMBERS – BRECKSVILLE CITY HALL
DECEMBER 13, 2021**

Present: Roberts, Caruso, Hasman, Hruby, Collin, McCrodden, Rose

Absent: None

Others: Building Inspector Synek, 1 guest

PUBLIC HEARINGS

Mr. Rose started the meeting with an explanation of the code, the job of the Board of Zoning Appeals Committee, and the process of appeal.

APPEAL 2021-41 - TABLED

Robert & Christina Metyk for a variance from Section 1151.06(i)(2)(B) to park a camper on the driveway, in the side yard, 5 ft. from the side lot line with screening, as shown on drawing dated November 9, 2021, instead of storing wholly within a garage, or in the rear yard, 10 ft. from lot lines as required by code located at 9391 Highland Drive, PP# 603-15-004.

APPEAL 2021-49

Modern Smart Homes for Avatony Holdings, LLC. for a variance from Section 1119.09(d) not to install the required public sidewalks until such time that the City deems appropriate, for the construction of a single family dwelling located at 8035 Pershing Drive, PP# 601-07-028.

Lucas Staib, Aodk Architecture, spoke to the Board. Mr. Rose started by stating that the reason for the variance, was that there were no other sidewalks on Pershing Drive. Mr. Staib stated that was correct. Mr. Rose clarified with Mr. Staib, that at any point in time, if or when the City determines that sidewalks be installed there, that they would comply. Mr. Staib stated that was correct.

Mr. Rose opened up questions to the audience. There were none.

Motion by Mr. McCrodden, seconded by Mr. Caruso to close Public Hearing.

MOTION CARRIED

**MINUTES OF REGULAR MEETING
BRECKSVILLE BOARD OF ZONING APPEALS
RALPH W. BIGGS CITY COUNCIL CHAMBERS – BRECKSVILLE CITY HALL
DECEMBER 13, 2021**

Present: Roberts, Caruso, Hasman, Hruby, Collin, McCrodden, Rose

Absent: None

Others: Building Inspector Synek, 1 guest

APPROVAL OF THE REGULAR MEETING MINUTES OF NOVEMBER 8, 2021

Motion by Mr. Collin, seconded by Ms. Roberts, to approve the Regular Meeting minutes of November 8, as recorded.

ROLL CALL: Ayes: Roberts, Caruso, Hasman, Hruby, Collin, McCrodden, Rose
Nays: None

MOTION CARRIED

APPEAL 2021-49

Motion by Mr. McCrodden, seconded by Mr. Collin, that the Board of Zoning Appeals recommend to City Council approval for a variance from Section 1119.09(d) not to install the required public sidewalks until such time that the City deems appropriate, for the construction of a single family dwelling located at 8035 Pershing Drive, PP# 601-07-028.

ROLL CALL: Ayes: Roberts, Caruso, Hasman, Hruby, Collin, McCrodden, Rose
Nays: None

MOTION CARRIED

REPORT OF COUNCILMEMBER CARUSO

Mr. Caruso reported that at the last City Council meeting, Council was able to do a first reading, to put in motion, an Economic Development package for The DiGeronimo Companies. They have committed to constructing a large building, and move their corporate headquarters to Valore Acres. Mr. Caruso went on to report that they will use about sixty to seventy percent of the building, and it will be determined, as to who else utilizes the rest of the building. It will be a significant payroll coming to our town. Mr. Caruso also stated, that on behalf of City Council, he wanted to thank everyone for their volunteer work on this Board. He also wished everyone a Merry Christmas and a Happy New Year.

REPORT OF MAYOR HRUBY

Mayor Hruby reported that City Hall will be closed on December 24, 2021, and December 31, 2021, for both Christmas Eve and New Year's Eve. The Mayor also thanked the Board members for their service on the Board, and wished everyone a Merry Christmas and a safe and healthy New Year.

Mr. Rose thanked everyone on the Board for their professionalism and their attention to detail, and went on to say that the work the Board members do was important to the City.

Motion by Mr. Hasman, seconded by Mr. Caruso to close the Regular Meeting at 7:40 p.m.
MOTION CARRIED

THE BRECKSVILLE BOARD OF ZONING APPEALS

DENNIS ROSE, CHAIRPERSON

ROBERT HASMAN, VICE CHAIRPERSON

KATHLEEN ROBERTS, SECRETARY

Public Hearing and Regular Meeting recorded by Gina Zdanowicz