

Board of Zoning Appeals Minutes
March 18, 2024

Mr. Paxson called The Parma Heights Board of Zoning Appeals meeting to order on this Monday, March 18, 2024 at 6:00 p.m.

PRESENT: Paxson, Galvin, Podany, Dumbauld, DeSouza.

OTHERS PRESENT: CBO Marty Surella, Director Bob Sepik, Assistant Law Director Bryan O'Malley, and the Zoning Appeals Clerk, Barbara Allen.

Pledge of Allegiance is spoken.

Mr. Paxson: Approval of the minutes for the meeting held June 30, 2023. Are there any additions, deletions, or any changes? Seeing none.

Mr. Podany motioned; Dumbauld seconded the motion to approve the minutes

Clerk Allen: Roll Call: Aye: Podany, Dumbauld, DeSouza, Paxson,

Minutes Approved

Mr. Paxson: Asked for a nomination for Chairman?

Mr. Podany nominated Dan Paxson; seconded by Ms. Dumbauld.

Asst. Law Director O'Malley asked if Mr. Paxson would be willing to serve?

Mr. Paxson responded that he would be willing to serve. I did have a discussion about this and I can't say for how long but at least as an interim for the next few sessions or longer, I'm certainly happy and willing to do that.

Asst. Law Director O'Malley mentioned that you can call to see if there are any other nominations or if any other persons are interested in being the Chair.

Mr. Paxson then asked if there are any other nominations or is anyone here interested in serving as Chair? Seeing none.

Clerk Allen called Roll Call: Dumbauld, Paxson, Podany, DeSouza

Congratulations Chairman Paxson

Chairman Paxson read case 2024-01, Doug Staab, 6355 Mallo Place, PPN# 472-07-063 (Chapter 1388.01 – Accessory Buildings: Service and Storage Buildings, Tool Sheds, and other Outbuildings). Who is here representing the property? Applicant came forward and was sworn in.

Doug Staab thanked everyone for having him there this evening and allowing him to state his case. What he's asking to do is extend the allowed 10 x 12 building to 16 x 12 so that he can continue to work on his hobby of woodworking. He doesn't sell it, it's more of just a hobby, making holiday and birthday gifts for family members. His garage is just big enough to put his vehicles, table saw, band saw but I need a little bit more room to work. Marty was recently there because we recently put up a privacy fence, the building would be inside the fence between my house and the fence in the backyard. There is a drawing provided, I'd like to clear the back fence along the back of the yard.

Mr. Podany added that for the record, this is an odd shaped lot and we granted a variance before they even built the house two years ago because of the rear set back encroachment.

Mr. Staab added that he understood that the previous home that sat there was set a little different angle. The original owner had a shed but it was more to the side of the house.

Chairman Paxson asked if you plan on using the shed as a work shop, how do you plan on getting power to it?

Mr. Staab replied that he is an electrician by trade, although I realize I'll need to pull the permits at that time. The service for the house is on the back corner of the home, so I'll trench with an underground to get power to it eventually.

Chairman Paxson asked if he plans on heating the unit?

Mr. Staab responded that if he does, it would just be a free-standing unit. I wouldn't put a/c in it. I plan on having windows in the front.

Chairman Paxson asked if we had heard from any of the contiguous neighbors?

Clerk Allen add that I heard from Susan Ryder, she called about the layout and what Mr. Staab wanted to do with his property, I explained what our CBO included in the notes and she wanted me to relay that she is in complete support of this building.

Chairman Paxson asked if there are any questions from the Board members?

Mr. DeSouza asked if it was still going to be 10 feet high?

Mr. Staab responded yes. 10 feet in height.

Mr. Surella added that the city has no issue with this matter, he has enough yard to sustain the size. He's just over on the square footage and that's why he's here.

Mr. Podany made a motion to approve the variance of 72 square feet over the allowable 124 to meet the requested 192 square feet. Seconded by DeSouza

Clerk Allen: Roll Call: Aye: DeSouza, Paxson, Podany, Dumbauld


Motion Carried

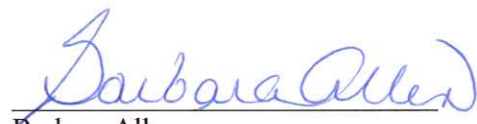
Chairman Paxson: Asked for a motioned to adjourn. Motioned by Podany; seconded by Dumbauld

Clerk Allen: Roll call: Aye: Paxson, Podany, Dumbauld, DeSouza

Chairman Paxson: The Board of Zoning Appeals meeting is adjourned at 6:20 p.m.

Meeting Adjourned.


Chairman Paxson
Board of Zoning Appeals


Barbara Allen
Board of Zoning Appeals Clerk