

THE CITY OF GROVE CITY
BOARD OF ZONING APPEALS MEETING

REGULAR MEETING

4035 Broadway
Grove City, OH 43123

October 24, 2011
7 p.m.

- 1.) Call to order.
- 2.) Approval of the minutes of the September 26, 2011, regular meeting.
- 3.) **Hear the appeal of Danielle Baker, representing Ron and Jane Routh, 4677 Hirth Hill Road,** for a variance to Section 1135.10(a) of Grove City's Codified Ordinances to construct two attached garages with a combined area of 1,320 square feet, exceeding the allowable garage area of 900 square feet by 420 square feet.
- 4.) **Hear the appeal of Eric A. Eiginger, 6737 Jackson Pike,** for the following variances:
 - a.) To Section 1135.10(a) of Grove City's Codified Ordinances to construct a detached pole barn that would exceed the 700-square-foot allowable area for detached garages by 800 square feet.
 - b.) To Section 1137.08(h) of Grove City's Codified Ordinances to construct a detached pole barn that exceeds the 13-foot height limit by 2 feet.
 - c.) To Section 1137.08(a) of Grove City's Codified Ordinances to construct a detached pole building on a residential lot that is not occupied by a residence and for which a building permit has not been issued for a residence building.
- 5.) **Hear the appeal of William S. Preece, 6402 Sauk Ct.,** for the following variances:
 - a.) To Section 1135.10(a) of Grove City's Codified Ordinances to construct an 816-square-foot detached garage, which would exceed the 700-square-foot allowable area for detached garages by 116 square feet and, when combined with the existing 576-square-foot attached garage, would exceed the 900-square-foot overall allowable area for garages by 492 square feet.
 - b.) To Section 1137.08(h) of Grove City's Codified Ordinances to construct a detached garage that exceeds the 13-foot height limit by 6 inches.
- 6.) **Hear the appeal of Terry Gillivan, 3677 Park Street,** for the following variances:
 - a.) To Section 1135.10(a) of Grove City's Codified Ordinances to construct a 672-square-foot detached garage/pole barn, which, when combined with the existing 308-square-foot attached garage, would exceed the 900-square-foot overall allowable area for garages by 80 square feet.
 - b.) To Section 1137.08(h) of Grove City's Codified Ordinances to construct a detached garage/pole barn that exceeds the 13-foot height limit by 6 feet, 1 3/8 inches.

- 7.) **Hear the appeal of Donald T. Feibel, representing City Barbeque, 2261 Stringtown Road,** for a variance to the requirements of Table 1135.12-II of Grove City's Codified Ordinances to construct a covered patio that would encroach the 30-foot building setback line along Parkmead Drive by up to 19 feet.
- 8.) **Hear the appeal of Bruce H. Baum, representing Entire Energy & Renewables, 65 Sunshine Dr.,** for a variance to the requirements of Table 1135.12-II of Grove City's Codified Ordinances to construct a 53-foot-tall silo that would exceed the 35-foot allowable building height by 18 feet.
- 9.) **Hear the appeal of Rodger Kessler, representing Englefield BP, 2487 Stringtown Road,** for a variance to Section 1145.06(c) of Grove City's Codified Ordinances to install LED gas price fonts on an existing ground-mounted sign.
- 10.) New business.
- 11.) Adjournment.