

THE CITY OF GROVE CITY
BOARD OF ZONING APPEALS MEETING

REGULAR MEETING

4035 Broadway
Grove City, OH 43123

October 26, 2009
7 p.m.

- 1.) Call to order.
- 2.) Approval of the minutes of the September 28, 2009, regular meeting.
- 3.) **Hear the appeal of Kim Roose, 3278 Columbus Street**, for the following variances:
 - a.) To Section 1135.10(a) of Grove City's Codified Ordinances to convert an existing garage into a carriage house, exceeding the 700-square-foot allowable area for a detached garage by 906 square feet.
 - b.) To Section 1137.08(h) of Grove City's Codified Ordinances to exceed the 13-foot allowable height of detached garages and accessory buildings by 11 feet.
- 4.) **Hear the appeal of Richard D. Bigham Jr., representing Marathon, 3518 Broadway**, for a variance to Section 1145.06(c) of Grove City's Codified Ordinances to install a digital gas price indicator.
- 5.) **Hear the appeal of Trent Soles, representative of Volunteers of America, 4026 McDowell Road**, for a variance to Section 1145.16(a)(3) of Grove City's Codified Ordinances to exceed the maximum allowable area for attached signage of 200 square feet by 67 square feet.
- 6.) **Hear the appeal of Ryan C. Oyster, representative of Kentucky Fried Chicken Inc., Meijer Outlot C, London-Groveport Road**, for the following variances:
 - a.) To Section 1145.16(a)(3) of Grove City's Codified Ordinances to exceed the maximum allowable area for attached signage of 35 square feet by 108.55 square feet.
 - b.) To Section 1145.16(e)(1) of Grove City's Codified Ordinances to erect a second monument sign.
 - c.) To Section 1145.14(c) of Grove City's Codified Ordinances to exceed the three-foot allowable height for directional signs by one foot.
 - d.) To Section 1145.16(b)(1) of Grove City's Codified Ordinances to paint a 27.2-square-foot graphic on the exterior wall of the building.
- 7.) **Hear the appeal of Michael J. Fitzpatrick, representative of Grove City Family Dentistry, 3031 Columbus Street**, for the following variances:

- a.) To Section 1136.06(c) of Grove City's Codified Ordinances to reduce the required parking and drive aisle setback of 20 feet on the south side of the property to 7 feet and to eliminate the fence required for screening.
 - b.) To Section 1136.06(a)(2) of Grove City's Codified Ordinances to reduce the required parking and drive aisle setback of 15 feet on the west side of the property to 8 feet, 5 inches.
 - c.) To the requirements of Table 1135.12-II of Grove City's Codified Ordinances to encroach upon the 30-foot building setback by up to 16 feet.
- 8.) New business.
- 9.) Adjournment.