

BOARD OF ZONING APPEALS - Minutes of June 23, 2020

7:00 p.m.

Minutes are posted on the City Website @ www.cityofvermilion.com (meetings tab/city meeting minutes)

Roll Call: Dan Phillips, Guy LeBlanc, Philip Laurien. Not Present: Dave Chrulski, Bob Voltz

Attendees: Bill DiFucci, Building Inspector; Steve Holovacs, Council Rep., Guest: Mayor Forthofer

NOTE: OFFICIAL ACTION REQUIRES 3 AFFIRMATIVE VOTES. See COV 1264.02(b); Therefore, *Motions will be stated in the positive (e.g., To Grant.. / To Waive.. / To Determine...); and a member=s >Yes= vote means Agree and a >No= vote means Disagree.

Dan Phillips, Chairman called the June 23, 2020 meeting to order.

APPROVAL OF MINUTES:

G. LeBlanc MOVED; P. Laurien seconded to approve the meeting minutes of May 26, 2020. Roll Call Vote 3 YEAS (Phillips, LeBlanc, Laurien). **MOTION CARRIED.**

An *Oath* of truthfulness was administered to those in attendance who planned to speak during these proceedings. *Dan Phillips* described how meetings are conducted, explained the avenue of recourse available when a variance request or appeal might be denied, and gave a reminder that it takes 3 affirmative votes for an action (motion*) to pass.

OLD BUSINESS: None

NEW BUSINESS:

[B-2] 5499 Liberty Avenue; Applicant: Erie & Anchor (Sign Projecting Over Sidewalk)

Applicable City code section(s) cited:

1274.12 Projecting sign may not project over public right of way – variance request is to allow sign projecting over sidewalk.

Micah Roberts of 606 Sassafra Drive, Vermilion, Ohio conveyed they took over the building at the end of December and launched their business on the corner of Main and Liberty. They secured a grant for signage, so they are proposing two blades sign on Main and Liberty. They received approval from the Historic Design and Review Board and now would like to seek a variance to approve the installation of these blade signs.

G. LeBlanc asked if notification was made to the neighboring properties. M. Roberts said she did advise Ken Borquist of their proposal and he was fine. G. LeBlanc asked

the city what the meeting notification was of this variance request. B. DiFucci said a sign of the meeting notification was posted in their window.

D. Phillips said they approved a projecting sign last year he thought for Poppin Around. G. Fisher said they also approved one for Cast Away.

D. Phillips welcomed their new business and said they were happy to have them. M. Roberts said they are happy to have the support of the community as their customers have been amazing through this all.

D. Phillips MOVED, G. LeBlanc seconded to approve the variance as cited above. Roll Call Vote 3 YEAS. **MOTION CARRIED**.

[R-S] 403 Minnie Wa Wa; Applicant: Mark Budka (Side Yard Setback)

Applicable City code section(s) cited:

1270.09 (e) (2) (C) side yards not less than seven feet – proposed = 5’ – variance request for 2’

Mark Budka of 701 Sunnyside Road said they bought a property at 403 Minnie Wa Wa and over the past year they have had it remodeled by Wilson Brothers. He conveyed they are just about done except for the front porch. He said the lot is 30’W and the cottage is 20’W, and they have roughly 5’ on either side to the property line. On the right side of the house is a water meter and their parking space, so they came up with a design for a porch that was included in the Zoning members packet. It starts from the left side of the house and goes over 15’, and it will provide cover for the door and will allow them to put out a couple chairs, but it’s within 7’ of the property line as it’s a house, so they would like it to extend straight out from the house and go over and cover the door. If they were to move it over 7’ then it would be right in the middle of the window in front of the house, and they wouldn’t be able to put any seating there.

D. Phillips asked if the porch would protrude any further past the existing house (northerly). M. Budka said no.

G. LeBlanc said he has almost a foot farther from the street from the neighbor to the south. B. DiFucci said this is correct and explained there are other properties on the street that are 7’, 8’, 6 ½’, and 15’ as well.

D. Phillips MOVED; G. LeBlanc seconded to approve the variance request as cited above. Roll Call Vote 3 YEAS. **MOTION CARRIED**.

Adjournment:

D. Phillips adjourned the meeting after no further business was entertained.

2020 MEETINGS:

4th Tuesday monthly (except December) - *Next: July 28, 2020 @ 7:00 p.m.* at the
Vermilion Municipal Court, 687 Decatur Street, Vermilion, Ohio

Transcribed by Gwen Fisher, Certified Municipal Clerk