

Monclova Township Board of Zoning Appeals

Summary for July 10, 2017

The meeting commenced with the Pledge of Allegiance to the Flag at 5:30 PM led by Chair Dan Downey.

Roll Call:

Present: Board Member Downey, Board Member Plocek, Board Member Brigham, and Board Member Ohns, and Board Member Ballmer

Staff Members Present: Zoning Administrator Eric Wagner and Recording Secretary Kathleen Stewart Kuns

Record of Proceedings:

MOTION: Plocek moved to approve the April 10, 2017 minutes as submitted by Recording Secretary.

SECOND: Ohns

Yes: Board Member Downey, Board Member Plocek, Board Member Brigham, Board Member Ohns, and Board Member Ballmer

Public Hearing:

Zoning Administrator gave a review regarding Zoning Resolution Section 9.2(A) and a variance for nine ft. sideyard setback as opposed to the required 10 ft. side yard setback in order to add a 20 ft. rear addition to an existing garage at 8210 Monclova Road; applicant: Mike Jones.

Chairman Downey called upon the applicant to come forward and be sworn in.

Mr. Jones stated the following: He is wanting to build an addition on to the back of the existing garage. He has spoken with both adjacent neighbors. The proposed change will not alter the appearance from the road, but will open up the back yard as, after completion of the garage project, they will be removing an existing shed that is in the middle of the yard.

Ballmer: How wide is overhang from soffit? Suggested an easement from neighbor so that Jones can maintain the structure in the future.

Ohns asked applicant to consider non-conforming structure.

Ballmer commented on the fact that the applicant is not making the condition worse. The goal is to make it better, but at least it's not making it worse.

Brigham commented that she had nothing to add.

Plocek commented that she had nothing to add.

Ballmer moved and Brigham seconded the motion to approve the request as submitted.

Yes: Downey, Plocek, Brigham, Ohns and Ballmer

Adjournment:

MOTION: Downey moved to adjourn.

SECOND: Ohns

Yes: Downey, Plocek, Brigham, Ohns and Ballmer

Motion unanimously passed.

Respectfully Submitted:

Kathleen Stewart Kuns

Recording Secretary

Accepted by:

Dan Downey

Melva Plocek

Lois A. Brigham

Diane H. Ohns

Jeffrey Ballmer

Roll calls taken in random order. Official minutes will display signatures. This meeting was electronically recorded. Audio is available at monclovatwp.org during that same calendar year. Also on file in the Office of the Fiscal Officer in accordance with the township's Records Retention Schedule.