

Richfield Township Board of Zoning Appeals
September 24, 2018
(replaced regular meeting scheduled for September 17, 2018)

The meeting was opened at 6:30 p.m. on September 24, 2018 with the following in attendance:

Jeff Smola
Natalie Grubb
Geoffrey Graham
Christi Gable

Zoning Inspector, Laurie Pinney

Continued Case 630-18 Applicant/Owner Jeffrey Stein and builder representative Terry Kelly

Case 631-18 Applicant/owner Phillip Maitino and Jared Maitino

BZA member Robert Kapitan had provided prior notice that he would not be in attendance.

Continued Case 630-18 was opened at 6:32 p.m. and is a request for area variance to allow an accessory building not meeting minimum setback requirements to be constructed on a property located at 3444 Southern Road, parcel # 48-00319 in an R-1 Rural Residential district.

Ms. Grubb and Mr. Graham were not in attendance at the August 27, 2018 meeting, but had reviewed the Case 630-18 materials.

Owner/applicant Jeffrey Stein and builder Terry Kelly were sworn in and updated the Board on changes to the proposal. The building has been modified to provide for a thirty (30) foot setback, which would require a ten (10) foot variance or twenty-five percent (25%) of the required forty (40) feet.

An updated site plan had not been provided, so the hearing was tabled at 6:45 p.m. to allow the applicant to create a new site plan showing the changes since the prior meeting.

Case 631-18 was opened at 6:45 and is a request for area variance to allow minor subdivision (lot splits) of a property located at 2802 Southern Road, parcel #48-00316 in an R-1 Rural Residential district. Applicant/Owners Phillip Maitino and Jared Maitino were sworn in at 6:46 p.m. and presented details of the area variance request.

The Board members discussed the request for the frontage request and requested additional information and continuance to a future meeting. The case was continued at 7:25 p.m. to the next meeting, scheduled for October 15, 2018, 6:30 p.m.

The Board then returned to Continued Case 630-18 at 7:27 p.m. and reviewed the site plan detail.

The hearing was closed at 7:35 p.m. and Mr. Smola read a draft resolution.

A motion was made by Ms. Grubb and seconded by Ms. Gable to accept Resolution 630-18 as read. The motion passed with unanimous approval of those in attendance.

Having no other cases on the agenda, the Board turned to administrative business. There was not a quorum in attendance to approve the August 27, 2018 minutes and there were tabled until the next meeting.

Having no further business, a motion was made to adjourn by Mr. Smola at 7:50 p.m. The motion was seconded by Ms. Grubb and received unanimous approval of those in attendance.

Chairperson _____ Secretary _____ Date _____