



AGENDA

CITY OF WOOSTER BOARD OF BUILDING & ZONING APPEALS

December 1, 2016

REGULAR MEETING: 5:30 p.m., City Hall, 538 North Market Street, 1st Floor, Council Chambers

I. ROLL CALL

II. MINUTES

Approval of the November 3, 2016 Regular Meeting Minutes

III. APPLICATIONS

Appeal #2016-42 Robert Reynolds of Reynolds Law Office representing William and Pauline Walter requesting an area variance from Planning and Zoning Code Section 1133.07(h) to allow a fence in the front yard taller than permitted and without transparency and a use variance from Planning and Zoning Code Section 1133.02(d) to allow parking in an existing driveway space as a principal use at 1141 Billiar Street in an R-T (Traditional Residential) District.
****This application will include a Public Hearing****

Appeal #2016-43 Bryan Hall of GPD Group representing Taco Bell of America, LLC requesting an area variance from Planning and Zoning Code Section 1147.07(8.) to allow a drive thru facility on a property less than 1 acre and with a width of less than 125 ft., Section 1141.06(a)(2) to allow parking within a required side setback, Section 1141.12(a) to allow a trash receptacle within a required side setback, Section 1165.04(b) to install fewer street trees than required, Section 1165.05(a) to install fewer frontage trees than required, and Section 1165.06(a) to allow a parking row without a defining landscaped island at 4094 Burbank Road in a C-5 (General Commercial) District.
****This application will include a Public Hearing****

IV. APPLICATIONS CONTINUED TO BE TABLED

Appeal #2016-19 Doug Drushal of Critchfield, Critchfield and Johnston, Ltd. representing Renner Development Company Ltd. requesting a use variance from Planning and Zoning Code Section 1143.02(d)(2)G. to allow a prohibited use for the outdoor storage of materials at 1055 East Henry Street in an M-1 (Office/Limited Manufacturing) District.

Appeal #2016-20 Doug Drushal of Critchfield, Critchfield and Johnston, Ltd. representing Renner Development Company Ltd. requesting an area variance from Planning and Zoning Code Section 1143.07(a)(2) to allow the bulk outdoor storage of materials without a means to effectively prevent spreading, Section 1143.07(d) to store outdoor materials on a surface which is not asphalt or concrete, Section 1143.07(e) to store outdoor materials without the required screening, Section 1165.07 to allow a non-residential development without the required buffer yard, and Section 1169.15(b) to allow gravel access drives at 1055 East Henry Street in an M-1 (Office/Limited Manufacturing) District.

V. MISCELLANEOUS

Meeting Dates The setting of Board of Building and Zoning Appeals meeting dates for 2017, per the proposed schedule.

Board Elections The election of Chairman and Vice Chairman of the Board of Building and Zoning Appeals for 2017.

VI. ADJOURNMENT