



**City of Brecksville, Ohio**  
**Board of Zoning Appeals**  
Ralph W. Biggs City Council Chambers  
July 10, 2023 – 7:30 PM.

*In compliance with the Americans with Disabilities Act, those requiring accommodation for meetings should notify the City Clerk's Office at least three days prior to the meeting at (440)526-2609.*

## **AGENDA**

### **Virtual Meeting Notice**

For the safety of our staff and residents, to listen to the live stream of the Board of Zoning meeting please go to: <https://www.facebook.com/233577357056186/live/> or the City's website: [www.brecksville.oh.us](http://www.brecksville.oh.us). Questions and comments, prior to 4:00 p.m. the day of the meeting, may be e-mailed to [lcanzoni@brecksville.oh.us](mailto:lcanzoni@brecksville.oh.us) or by phone to (440) 526-2630 and will be forwarded to the appropriate personnel for a response.

### **Call to Order**

### **Roll Call**

### **PUBLIC HEARING**

1. Appeal 2023-25 Robert and Stacie Bibby
2. Appeal 2023-26 Borbala and Attila Banto
3. Appeal 2023-27 David and Bethany Hicks
4. Appeal 2023-28 Robert Richards
5. Appeal 2023-30 Dionysios Giatis

### **REGULAR MEETING**

### **Approval of Minutes - Regular Meeting of June 12, 2023**

6. Appeal 2023-25 Robert & Stacie Bibby for (1) a variance from Section 1185.03 (a) no fence may extend into the front yard, to allow for a split rail fence at the front lot line located at 8261 Brecksville Road, PP# 601-21-015.
7. Appeal 2023-26 Don Geitz for Borbala & Attila Banto for (1) a variance from Section 1151.25 (d)(2)(B) maximum 192 sq. ft. to allow 280 sq. ft., and (2) a variance from Section 1151.26 (1) minimum 10 ft. side yard setback, to allow 5 ft., for the construction of a shed located at 7464 Old Quarry Lane, PP# 601-25-049
8. Appeal 2023-27 David and Bethany Hicks for (1) a variance from Section 1151.25(d)(1) Maximum 660 sq. ft., to allow 1350 sq. ft. and (2) a variance from Section 1151.26(1) minimum 10 ft. side yard setback, to allow 4 ft. and (3) a variance from Section 1181.11(b) maximum building height 15 ft., to allow 18 ft. for a replacement detached garage located at 9019 Highland Drive, PP# 601-33-031.

9. Appeal 2023-28 Robert Richards (1) for a variance from Section 1151.26(2) minimum 10 side yard setback to allow 3 ft. for a shed, pergola and a hot tub located at 6815 Greenbrier Drive, PP# 601-01-036.
10. Appeal 2023-30 of Dionysios Giatis for (1) a variance from Section 1119.09(d) not to install public sidewalks until such time that the City deems appropriate, for a new single family dwelling located at 4315 Oakes Road, PP# 603-02-112.

**Report of Council Representative**

**Report of Mayor Hruby**

**Announcements**

**Adjournment**