



City of Willowick
BOARD OF ZONING APPEALS

Wednesday, June 14, 2023 at 7:30 PM
City Council Chambers

ADA NOTICE

In compliance with the Americans with Disabilities Act, individuals needing special accommodations (including auxiliary communicative aids and services) during this meeting should notify the City of Willowick at 440-585-3700 at least three working days before the meeting.

MINUTES

CALL MEETING TO ORDER

CALL MEETING TO ORDER AT 7:30 P.M.

1. Chairman called the meeting to order at 7:30 p.m.

PLEDGE OF ALLEGIANCE

ROLL CALL

ROLL CALL

PRESENT

Chairman Nick Koudela

BZA Member Phil Yarleets

BZAMember Tom Flaisig

BZA Member Debbie Clarke

BZA Member Rich Hill

CHAIRMAN SWEAR IN APPLICANT(S) & AUDIENCE MEMBERS WHO WILL BE GIVING TESTIMONY.

APPROVAL OF MINUTES

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Motion made by BZA Member Flaisig, Seconded by BZA Member Hill.

Voting Yea: Chairman Koudela, BZA Member Yarleets, BZA Member Clarke, BZA Member Hill

Voting Abstaining: BZA Member Flaisig

2. Approval of minutes 5-10-23 Meeting

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Motion made by BZA Member Yarleets, Seconded by BZA Member Clarke.

Voting Yea: Chairman Koudela, BZA Member Yarleets, BZA Member Clarke, BZA Member Hill

Voting Abstaining: BZAMember Flaisig

3. Case 23-5

Sandy Pinzarroni

29821 Fairway Blvd.

1165.04(c) - solid fencing (6' high solid fencing in the rear yard)

Case 23-6

Alex Calarco

460 E. 321 St.

1163.07 - 576 sq. ft. to construct a new garage 1162 sq. ft. (24'x48'). Allowed 576 sq. ft.

Case 23-7

Barbara Adoryan

31051 Lakeshore Blvd.

1165.07(a) - Front yard fence non-ornamental 4' in height to enclose an area and to extend 54' from front line of house.

Case 23-5

Sandy Pinzarroni

29821 Fairway Blvd.

The Secretary sent out neighbor notification forms.

1165.04(c) - solid fencing (6' high solid fencing in the rear yard)

Sandy Pinzarroni and her sister Cynthia Mueller 29821 Fairway Blvd. appeared before the board.

Ms. Mueller stated that they would like this fence for privacy and mainly safety issues being directly behind Shoregate Shopping Center.

Mr. Koudela asked if the existing fence is chain link. Ms. Mueller stated that it is 5' high shadow box fence.

Mr. Yarletts asked if it will only be the rear yard. Ms. Mueller stated sides also.

Mr. Koudela stated it will be a total of 164'

Mr. Yarletts asked if it will be closing the section at the garage. Ms. Mueller stated not at this time.

Motion made by BZA Member Flaisig, Seconded by BZA Member Hill.

Voting Yea: Chairman Koudela, BZA Member Yarletts, BZA Member Flaisig, BZA Member Clarke, BZA Member Hill

Case 23-6

Alex Calarco

460 E. 321 St.

The Secretary sent out neighbor notification forms.

1163.07 - 576 sq. ft. to construct a new garage 1162 sq. ft. (24'x48'). Allowed 576 sq. ft.

Mr. Calarco appeared before the board. He would like to build a 4 car garage due to storage of cars. It will look normal size from the front he just wants extra storage. There will be no plumbing and only lights.

Mr. Yarletts asked if it is now 1 lot. Mr. Calarco stated it is now 2 lots totaling 150 wide by 146 deep.

Mr. Koudela asked if this is only for personal use not a business. Mr. Calarco stated it is only for personal use.

Motion made by BZA Member, Clarke Seconded by BZA Member Yarletts.

Voting Yea: Chairman Koudela, BZA Member Yarletts, BZA Member Flaisig, BZA Member Clarke, BZA Member Hill

Case 23-7

Barbara Adoryan

31051 Lakeshore Blvd.

The Secretary sent out neighbor notification forms.

1165.07(a) - Front yard fence non-ornamental 4' in height to enclose an area and to extend 54' from front line of house.

Motion made by BZA Member, Yarletts Seconded by BZA Member Flaisig.

Voting Yea: Chairman Koudela, BZA Member Yarletts, BZA Member Flaisig, BZA Member Clarke, BZA Member Hill

NEW BUSINESS

NEW BUSINESS - None

OLD BUSINESS

OLD BUSINESS - None

ADJOURNMENT

Motion made by BZA Member Clarke, Seconded by BZA Member Yarleets.

Voting Yea: Chairman Koudela, BZA Member Yarleets, BZA Member Flaisig, BZA Member Clarke, BZA Member Hill. Meeting adjourned at 7:49 p.m.