

CLEARCREEK TOWNSHIP BOARD OF ZONING APPEALS
Clearcreek Township Government Center, 7593 Bunnell Hill Rd Springboro, OH 45066

AGENDA
March 13, 2018

Attendance:

Minutes:

Draft minutes from February 13, 2018

Testimony Oath and Sequence of Events:

“Do you swear or affirm that the testimony you are about to give will be the truth, the whole truth and nothing but the truth?”

Continued Hearing(s):

None

New Hearing(s):

The first request is 18-BZA-002 an application submitted by Jason “Scott” & Alana Young for a variance from the requirements of Section 17.02 (A), 17.05, 17.06(C) and 17.07 (C) of the Clearcreek Township Zoning Resolution. The applicant is requesting a variance to allow the starting size of the required streetscape buffer trees to be 1” caliper instead of the required 1 ½” caliper. The property is located at 6301 Township Line Rd, in Section 24, Town 4 and Range 4. The property is a total of 5.001 acres. The property is identified by parcel number 09-24-400-014 and account number 0311812. The property is zoned Township Residence “TR-1”.

The second request is 18-BZA-003 an application submitted by Antonio Trejo for a Non Conformance Hearing per Sections 5.02, 5.754(A), 15.03 and 21.01 (D) of the Clearcreek Township Zoning Resolution. The address of the property is 4361 State Route 48. The property is .29 acres in size. The property is identified by parcel id 08-04-427-019 and account number 0402576. The parcel is located in Section 4, Town 3 and Range 4 in Clearcreek Township. The property is zoned Residence Zone “R-1”. The request is add a porch to the front of a legal non-conforming structure. The structure is classified as legal non-conforming structure since it fails to meet the minimum 50’ front yard setback required by Section 5.754 (A) of the Clearcreek Township Zoning Resolution.

Old Business:

Updating the language in the Zoning Resolution regarding the authority given to the Zoning Inspector for non-conforming uses.

New Business:

None

Adjournment: