

AGENDA

REYNOLDSBURG BOARD OF ZONING AND BUILDING APPEALS August 21, 2014 6:30 P.M.

A. CALL TO ORDER

1. ROLL CALL
2. APPROVAL OF MINUTES OF July 17, 2014
3. APPROVAL OF AGENDA
4. SWEARING IN OF SPEAKERS
5. PUBLIC COMMENT

A. UNFINISHED BUSINESS

1. **SPECIAL EXCEPTION USE PERMIT, 7088 E. MAIN STREET, REYNOLDSBURG, OHIO;** PRESENT ZONING, CC; PRESENT OWNER'S NAME, REYNOLDSBURG CENTER, LP; REQUESTING A SPECIAL EXCEPTION FOR RENTAL TRUCKS. CONTACT: VIKTOR PROZAPAS (#165300).

B. NEW BUSINESS

1. **VARIANCE APPLICATION, 7498 MARLAN AVE., REYNOLDSBURG, OHIO;** PRESENT ZONING, R-3; OWNER'S NAME, ADAM ROSSEL; REQUESTING A VARIANCE FROM SECTION 1175.06 AND 1195.07(a) TO REDUCE THE REQUIRED FRONT YARD SETBACK FROM THIRTY FEET (30') TO A REQUESTED TWENTY-FIVE FEET (25'). CONTACT: ADAM ROSSEL (#165920).
2. **SPECIAL EXCEPTION USE PERMIT, 2290 AYERS DRIVE, REYNOLDSBURG, OHIO;** PRESENT ZONING, CC; PRESENT OWNER'S NAME, DBSO BOB LLC; REQUESTING A SPECIAL EXCEPTION FOR AUTOMOTIVE SALES. CONTACT: ETHAN K. ROBERTSON (#165994).
3. **SPECIAL EXCEPTION USE PERMIT, 6537 E. LIVINGSTON AVE., REYNOLDSBURG, OHIO;** PRESENT ZONING, CC; PRESENT OWNER'S NAME, E.V. BISHOFF; REQUESTING A SPECIAL EXCEPTION FOR A CHILDCARE FACILITY. CONTACT: ROBIN TREADWAY (#166200).
4. **VARIANCE APPLICATION, 8915 BROAD ST., REYNOLDSBURG, OHIO;** PRESENT ZONING, CS; OWNER'S NAME, CHUCK WARNER – VOELKER-BETZ CO.; REQUESTING A VARIANCE FROM SECTION 1180.07(8) AND SECTION 1180.08, TO REDUCE THE REQUIRED MINIMUM LANDSCAPED SETBACK FROM SIX FEET (6'-0") TO A

REQUESTED FIVE FEET (5'-0") AND REDUCE THE REQUIRED NUMBER OF STREET TREES FROM NINETEEN (19) TO A REQUESTED SEVEN (7). CONTACT: MARK BUSH/REYNOLDSBURG DG, LLC. (#165959).

5. **MAJOR SITE PLAN APPLICATION, 8915 BROAD ST., REYNOLDSBURG, OHIO**; PRESENT ZONING, CS; PRESENT USE, VACANT; PROPOSED USE, DOLLAR GENERAL RETAIL STORE; PRESENT OWNER, CHUCK WARNER – CHUCK WARNER & ASSOCIATES. CONTACT: MARK BUSH – REYNOLDSBURG DG, LLC (#164595).

C. OTHER BUSINESS

D. ADJOURNMENT