



WESTLAKE BOARD OF ZONING APPEALS HEARING
TUESDAY, FEBRUARY 26, 2019 – 7:30 P.M.
WESTLAKE CITY HALL COUNCIL CHAMBERS

Items on the agenda can be viewed at: <http://docs.cityofwestlake.org/default.aspx> and then select the search type of "BZA – Web Access." Under "Meeting Date" type: 02/26/2019

I. ROLL CALL
II. ELECTION OF OFFICERS
III. SELECTED CORRESPONDENCE
IV. DOCKETS

Docket 2019-04

Applicant: Dr. Scott and Joye Ciaccia

Premises: 23302 Fox Run, PP#214-29-046, Ward 1

Requesting to construct a single family dwelling with two garage areas (sum total is 1,026 sf) at variance with 1211.04(a)(2) which states private garages shall be limited to one garage area (1,200 sf), requesting **a variance for two garage areas.**

Docket 2019-05

Applicant: Joe and Karolyn Campagna

Premises: 24855 Framingham Dr., PP#215-30-099, Ward 2

Requesting to construct an addition 10' off the side property line, and 22'6" off the adjacent dwelling to the south, at variance with 1211.08(e) which states the width of either side yard of a lot shall be not less than the respective dimensions as set forth in 1211.09 (15'). The total width of both side yards of a lot and the width of two adjoining side yards on adjoining lots shall be not less than the total width set forth in 1211.09 (30'); this requires **a 5' side yard setback variance** and **a 7'6" variance for the adjacent side yards between dwellings.** When added together, the sum total of the two side yards on this lot will equal 23'6", which requires **a 6'6" variance for the sum total of side yards.**

Docket 2019-06

Applicant: Bob and Brenda Carpenter

Premises: 26489 Birchdale Dr., PP#215-12-056, Ward 2

Requesting to construct a swimming pool and equipment in the side yard of the property, at variance with 1211.04(g)(2)B which states the pool and all mechanical equipment used in conjunction therewith is to be located in the rear yard; **a location variance for the pool/equipment from the rear to the side yard.**

V. MISCELLANEOUS
VI. APPROVAL OF MINUTES – January 29, 2019