September 18, 2014

AGENDA

I. Call to Order/Roll Call

II. Identification, by Chairman, of Kris McMaster, Associate Planner, and Aimee W. Lane, Assistant City Solicitor

III. Swearing in of Staff and Audience Addressing the Board.

IV. Approval of Minutes – August 21, 2014

V. PUBLIC HEARING

NEW BUSINESS

1. Appeals Docket No. 2014-17 - The applicant and owner is Lucas and Jessica Didion, 940 Trimble Place, Sagamore Hills, OH 44067 for parcel #30-05986 located on W. Prospect Street in District 3 [Outer Village Residential Neighborhood].

   A. The request is for [1 and 2] variances from the requirement to utilize public water and sewer in order to have a water well and septic system on the property to construct a new house pursuant to Section 1207.11(b)(1)(B), “Adequate Public Facilities-Water/Wastewater” of the City of Hudson Land Development Code.

2. WITHDRAWN - Appeals Docket No. 2014-18 – The applicant is KNL Custom Homes, Inc., 172 ½ Milo Ave., Barberton, OH 44203 and owner is Daryl and Emily Manzetti, 80 Woodland Trace, Aurora, OH 44202 for the property at 6290 Stone Road in District 2 [Rural Residential Conservation Residential Neighborhood].

   This variance request has been withdrawn by the applicant.

   A. The request is for [1 and 2] variances from the requirement to utilize public water and sewer in order to have a water well and septic system on the property to construct a new house pursuant to Section 1207.11(b)(1)(B), “Adequate Public Facilities-Water/Wastewater” of the City of Hudson Land Development Code.
3. **Appeals Docket No. 2014-19** - The applicant is Stanley Caniglia, 5200 Darrow Road, Hudson, Ohio 44236 and the property owner is Alice Caniglia and Jane Caniglia Revocable Trust, 5200 Darrow Road, Hudson, Ohio 44236 for the properties located at 5204 Darrow Road and 5230 Darrow Road in District 9 [Darrowville Commercial Corridor].

A. The request is for five (5) variances to allow reconfiguring property lines at 5204 Darrow Road and 5230 Darrow Road.

   **At 5204 Darrow Road:** 1, 2, 3] Variances of ten (10) feet, four (4) feet and three (3) feet six (6) inches to the minimum side yard setback of ten (10) feet for buildings resulting in side yard setbacks of zero (0) feet, six (6) feet, and six (6) feet six (6) inches pursuant to Section 1205.12(d)(6)(B), Minimum Side Yard Setback”; and 4] A variance of sixty-four (64) feet from the minimum lot width requirement of two hundred (200) feet for a lot frontage width resulting in one hundred and thirty-six (136) feet pursuant to Section 1205.12(d)(4), “Minimum Lot Width”.

   **At 5230 Darrow Road:** 5] A variance of fifty-five (55) feet from the minimum lot width requirement of two hundred (200) feet for lot frontage width resulting in one hundred and forty-five (145) feet pursuant to Section 1205.12(d)(4), “Minimum Lot Width”.

VI. **OTHER BUSINESS**

1. October 16, 2014 Docket

VII. **ADJOURNMENT**