

BOARD OF ZONING APPEALS.

OCTOBER 27, 2008

9:30

Calendar No. 08-177:

2095 West 81st Street

Ward 17

Matthew Zone

5 Notices

Greater Cleveland Habitat for Humanity, owner, appeals to erect a two-story frame single family dwelling on a 35' x 125' parcel in a Two-Family District on the east side of West 81st Street; contrary to Section 357.09, the proposed dwelling is less than 10 feet from a main building on an adjoining lot a Residence District. (Filed 9-25-08)

9:30

Calendar No. 08-181:

1700 Columbus Road

Ward 13

Joe Cimperman

6 Notices

Rosemary Vinci, owner, appeals to establish use of an existing three-story building as a game/pool billiard hall on an irregular shaped corner parcel in a General Industry District; and an accessory off-street parking area is required in the amount of three times the gross floor area, or a parking area of 6,800 square feet that equals 23 total parking spaces; with 7 accessory off-street spaces provided (some of which are shown on the plan as located in the public right-of-way) and 16 total spaces are required according to the provisions of Section 349.04(e); and a nonconforming use of a building or premises which has been discontinued shall not thereafter be returned to such nonconforming use; the previous nonconforming use considered discontinued when business operations have ceased for more than two(2) years, as stated in Section 359.02(a)(b)(2) of the Codified Ordinances. (Filed 10-2-08)

9:30

Calendar No. 08-182:

7223 Lorain Avenue

Ward 17

Matthew Zone

10 Notices

Kathleen Benco, owner, and Nathaniel Muniz, tenant, appeal to establish use for piercing and tattooing in an existing two-story building on a 35' x 132' parcel in a Local Retail Business District; subject to the limitations of Section 343.01(b) the proposed use is not permitted, but first permitted in a General Retail Business District, provided that the use must be at least 1,000 feet from a residence district pursuant to Section 347.12(b)(1), and the use is within 10 feet of a residence district to the North and within 300 feet of a residence district to the South; a gravel lot is proposed for accessory off-street parking spaces, contrary to Section 349.07(a) that requires parking spaces, driveways, and maneuvering areas to be surfaced with concrete, asphalt, asphaltic concrete or other surface material approved by the Building Commissioner. (Filed 10-2-08)

