



BRIMFIELD TOWNSHIP PUBLIC HEARING LEGAL NOTICE

The Brimfield Township Board of Zoning Appeals will hold a public hearing on **Wednesday, November 20, 2019 at 7:00 PM** at the Brimfield Town Hall, 1333 Tallmadge Road, Brimfield Township, Ohio 44240 for the following applications:

Zoning Variance Application:

Applicant: Stephen Kern

Owner: Stephen Kern

Address: 1375 Arcadia Rd., Kent, OH 44240

Parcel: 04-050-20-00-058-000 Zoned R-4

Variance Request: Side setback for pole barn of 7 foot (side setback requirement in R-4 is 12 ft)

Zoning Variance Application:

Applicant: Stephen Kern

Owner: Stephen Kern

Address: 1375 Arcadia Rd., Kent, OH 44240

Parcel: 04-050-20-00-058-000 Zoned R-4

Variance Request: Rear setback for pole barn of 9 foot (rear setback requirement in R-4 is 25 ft)

Zoning Variance Application:

Applicant: Power Home Solar

Owner: Kathleen Gambone

Address: 1319 Brimfield Dr., Kent, OH 44240

Parcel: 04-023-00-00-023-000 Zoned G-C

Variance Request: 45 Solar Panels on ground 703.20 sq ft. Sec 510.03 A – Maximum 2 accessory structures allowed. Site currently has 2 accessory structures/buildings.

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Setback of Auto Directional Sign L – 0 Feet off Right of Way

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Setback of Auto Directional Sign K 2 – 0 Feet off Right of Way

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Setback of Auto Directional Sign K – 0 Feet off Right of Way

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: A Second Auto Directional Sign L – only one directional sign allowed at access Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Height of Auto Directional Sign L – 42 inches Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Height of Auto Directional Sign K 2 – 42 inches Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Height of Auto Directional Sign K – 42 inches Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Height of Truck Directional Sign G – 70 inches Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Height of Truck Directional Sign F2 – 70 inches Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Height of Truck Directional Sign F – 70 inches Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Area of Truck Directional Sign G – 32 Sq Ft Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Area of Truck Directional Sign F2 – 32 Sq Ft Section 700.13 C2, Section 700.13.C5

Zoning Variance Application:

Applicant: National Illumination Sign Co

Owner: Speedway

Address: 4261 State Route 43 Kent, OH 44240

Parcel: 04-032-10-00-001-003 Zoned H-C

Variance Request: Area of Truck Directional Sign F – 32 Sq Ft Section 700.13 C2, Section 700.13.C5

Zoning Conditional Use Application:

Applicant: GREAT Development LLC – Michael Wojno

Owner: Pitts Retreading & Tire Co Inc

Address: 1105 Tallmadge Road

Parcels: 04-032-00-00-001-000, 04-033-00-00-012-000, 04-033-00-00-013-000, 04-033-00-00-014-000 Zoned: T-C

Conditional Use Request: Rental apartments (Redwood) – uses not listed in T-C District section 308.2.B1 h

Zoning Conditional Use Application:

Applicant: GREAT Development LLC – Michael Wojno

Owner: Pitts Retreading & Tire Co Inc

Address: 1105 Tallmadge Road

Parcels: 04-032-00-00-001-000, 04-033-00-00-012-000, 04-033-00-00-013-000, 04-033-00-00-014-000 Zoned: T-C

Conditional Use Request: Assisted Living Facility – previously approved in February 2019 but location of unit has now changed Section 308.2B2.f

All documents will be available for review at the Township Town Hall located at 1333 Tallmadge Road, Kent, Ohio 44240.

Filed by Zoning Secretary, Jendy Miller

Phone: 330-678-0739

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