



BRIMFIELD TOWNSHIP PUBLIC HEARING LEGAL NOTICE

The Brimfield Township Board of Zoning Appeals will hold a Virtual Public Hearing on **Wednesday, September 16, 2020 at 7:00 PM**. To view the meeting , please follow the link at <https://brimfieldohio.gov/board-of-zoning-appeals/>. The following items are on the agenda:

Zoning Conditional Use Application:

Applicant: Paws of Purrfection

Owner: Paws of Purrfection

Address: 1304 Tallmadge Rd

Parcel: 04-041-00-00-046-000 Zoned: T-C

Conditional Use Request: Applicant requesting Conditional Use Permit allowing for a pet grooming business.

Town Center Zoning District does not allow that use.

Zoning Conditional Use Application:

Applicant: Hickory Creek LLC – Continued from 8/19/2020 BZA Hearing

Owner: Hickory Creek LLC

Address: Meloy Rd

Parcel: 04-011-00-00-004-000 Zoned: R-2

04-011-00-00-004-001 Zoned: R-2

04-011-10-00-045-029 Zoned: R-2

04-011-10-00-045-031 Zoned: R-2

Conditional Use Request: Applicant Requesting Conditional Use for PRD (Planned Residential Development)

Zoning Resolution Section 400.10 B-56 Planned Residential Development (Conditional Use is required for any and all PRD's regardless of district).

Zoning Variance Application:

Applicant: Hickory Creek LLC – Continued from 8/19/2020 BZA Hearing

Owner: Hickory Creek LLC

Address: Meloy Rd

Parcel: 04-011-00-00-004-000 Zoned: R-2

04-011-00-00-004-001 Zoned: R-2

04-011-10-00-045-029 Zoned: R-2

04-011-10-00-045-031 Zoned: R-2

Variance Request: Requesting Variance for side setback of 10 feet from open space. Per Zoning **Resolution Section 400.10 56 L3 requirement for side setback from open space is 15'**. Variance of 5 feet requested.

Zoning Variance Application:

Applicant: Hickory Creek LLC – Continued from 8/19/2020 BZA Hearing

Owner: Hickory Creek LLC

Address: Meloy Rd

Parcel: 04-011-00-00-004-000 Zoned: R-2

04-011-00-00-004-001 Zoned: R-2

04-011-10-00-045-029 Zoned: R-2

04-011-10-00-045-031 Zoned: R-2

Variance Request: Requesting building separation of 20 feet. Per Zoning **Resolution Section 400.10 56 L5 requirement for building separation is 35 feet.** Variance of 15 feet requested.

Zoning Variance Application:

Applicant: Hickory Creek LLC- – Continued from 8/19/2020 BZA Hearing

Owner: Hickory Creek LLC

Address: Meloy Rd

Parcel: 04-011-00-00-004-000 Zoned: R-2

04-011-00-00-004-001 Zoned: R-2

04-011-10-00-045-029 Zoned: R-2

04-011-10-00-045-031 Zoned: R-2

Variance Request: Requesting wetland protection buffer of 10 feet. Per Zoning **Resolution Section 506.06 C 3b requirement for wetland protection buffer is 25 feet.** Variance maximum of 15 feet requested.

Zoning Variance Application:

Applicant: Hickory Creek LLC - – Continued from 8/19/2020 BZA Hearing

Owner: Hickory Creek LLC

Address: Meloy Rd

Parcel: 04-011-00-00-004-000 Zoned: R-2

04-011-00-00-004-001 Zoned: R-2

04-011-10-00-045-029 Zoned: R-2

04-011-10-00-045-031 Zoned: R-2

Variance Request: Requesting Pump Station be built 5 feet from wetland protection buffer. Per Zoning **Resolution Section 506.06 C 3b requirement for wetland protection buffer is 25 feet.** Variance of 20 feet requested.

Zoning Variance Application:

Applicant: Hickory Creek LLC -- Continued from 8/19/2020 BZA Hearing

Owner: Hickory Creek LLC

Address: Meloy Rd

Parcel: 04-011-00-00-004-000 Zoned: R-2

04-011-00-00-004-001 Zoned: R-2

04-011-10-00-045-029 Zoned: R-2

04-011-10-00-045-031 Zoned: R-2

Variance Request: Requesting Pump Station building and pavement setback of 22 feet from wetland protection buffer. Per Zoning **Resolution Section 506.06 C 3a setback requirement for wetland protection buffer is 40 feet.** Variance of 18 feet requested.

Documents will be available for review on the Brimfield Township website: <https://brimfieldohio.gov/board-of-zoning-appeals/>.

Filed by Zoning Secretary, Jendy Miller

Phone: 330-678-0739 Email: jmiller@brimfieldohio.gov