

OHIO TOWNSHIP  
BOARD OF ZONING APPEALS

The Board of Zoning Appeals met on June 6, 2023 at 6:00 p.m. with the following members present: Marty Waldeck, Frank Renn, Bill Honaker, Ed Grove, and Chris Henderson. Also present were Les Smith, Zoning Inspector, Emily Supinger, Law Director, and the Applicant, Genevieve Dennison.

Mr. Waldeck called the meeting to order at 6:05 p.m. Mr. Renn moved to approve the minutes from the April 18, 2023 meeting. Mr. Grove seconded the motion. All voted aye.

All witnesses were sworn in by Ms. Supinger.

The only matter on the agenda is a variance application for 2785 St. Rt. 132 for the placement of a 14' X 16' storage shed in the front yard of the lot. Mr. Smith gave an overview of the variance request. Ms. Dennison's yard is over 25 acres, and the house is over 600 feet from the front property line. Because the shed would be located in the front yard, it requires a variance. The property is heavily wooded. The proposed shed would be approximately 35 feet in front of the home. Mr. Renn commented that Ms. Dennison could place the building on the property and no one would even know or see it.

Ms. Dennison pass out a map showing the location of the proposed shed. She described the location to the Board. Mr. Renn stated that there would not be another place on the property for the shed without removing trees. Ms. Dennison also added that the property drops off and there really is not another place for the accessory structure. She also showed photographs of the property to the Board. The shed would not be visible from the road. Ms. Dennison cannot see any of her neighbors from the home.

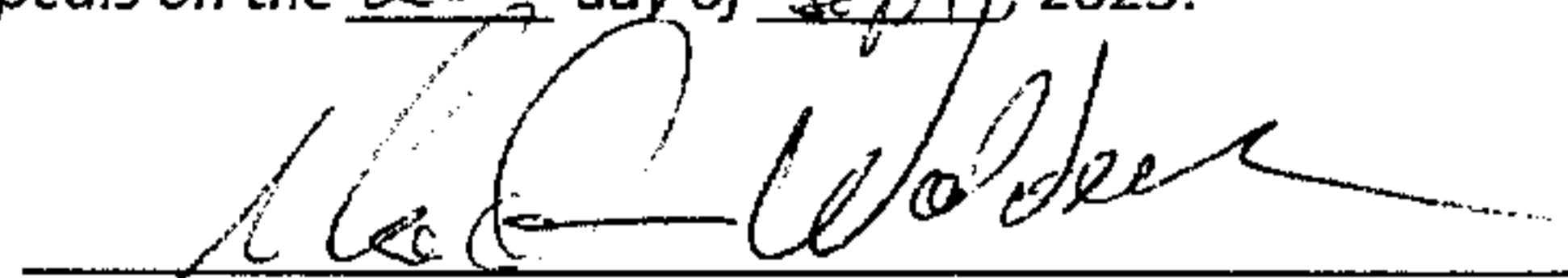
Kevin Elliott, 2776 SR. 132 stated that he was just here to learn about the request. He did not have objections.

No one else spoke in favor or in opposition to the variance request.

Mr. Honaker made a motion to approve the variance request. Mr. Renn seconded the motion. All members voted aye. The variance request was approved.

Motion to adjourn by Mr. Renn. Second by Mr. Henderson. All voted aye. The meeting adjourned at 6:12 p.m.

Approved by the Board of Zoning Appeals on the 25<sup>th</sup> day of Sept, 2023:

  
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Chairperson, Board of Zoning Appeals