



City Hall
1st Floor Council Chambers
538 North Market Street
Wooster, OH 44691

City of Wooster Board of Building and Zoning Appeals Meeting Agenda

December 7, 2023 7:30 pm

I. Roll Call

II. Approval of the November 2, 2023, Meeting Minutes

III. Applications

BZA-23-18 Michele Demisay requesting a Use Variance from Planning and Zoning Code Sections 1109.03(c), 1111.05(b), and 1115.03(b) to allow a second dwelling on a lot at 2031 Burbank Road, parcel 67-01426.000 in an R-1 (Suburban Single-Family Residential) zoning district.

The Application Will Include a Public Hearing.

BZA-23-20 Matthew Weber requesting an Area Variance from Planning and Zoning Code Section 1113.01(e)(13)(D.) to allow more of a site to be utilized for outdoor storage than permitted on the north side of Daisy Way and west of North Geysers Chapel Road with Parcel Numbers 73-00017.001 and 73-00022.000 in an I-2 (General Industrial) zoning district.

The Application Will Include a Public Hearing.

BZA-23-21 Brent Rozar requesting an Area Variance from Planning and Zoning Code Section 1127.10(c)(3) to allow a building sign above the roofline at 3401 Old Airport Road (Parcel Number 67-02100.000) in an I-2 (General Industrial) zoning district.

The Application Will Include a Public Hearing.

BZA-23-22 Chris Betts requesting a Use Variance from Planning and Zoning Code Section 1109.02(d) to allow a parking lot as a principle use in an R-1 (Suburban Single-Family Residential) zoning district and area variances from section 1125.03 to reduce the setbacks from the right-of-way and lot line abutting an R-1 district and 1123.05(b)(6) to allow a parking lot without interior landscaping at 1761 Beall Avenue (Wooster Community Hospital) to include property fronting Barbara Drive, with parcel number 67-01599.000 in an R-1 (Suburban Single-Family Residential) Zoning District.

The Application Will Include a Public Hearing.

BZA-23-23 Justin Starlin requesting an Area Variance from Planning and Zoning Code Section 1117.02 to allow modification to design and location of the required signage identifying the wetland/riparian setback within the Spring Run development, primarily on a property with parcel number 67-02914.060 and several contiguous parcels located on the south side of Kadas Lane, west side of Stella Court and north side of Jesse Owens Drive in an R-2 (Single-Family Residential) zoning district.

The Application Will Include a Public Hearing.

IV. Adjournment

Please contact the Planning & Zoning Division at 330-263-5238 for questions or comments regarding this Agenda.