

CITY OF AMHERST ZONING BOARD OF APPEALS  
206 MAIN STREET  
AMHERST, OHIO 44001

April 26, 2023

AGENDA

6:30pm

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1. Mr. Larry Hess residing at 45640 North Ridge Road requesting two variances:
  - a. Chapter 1145.14(b): Only one (1) driveway permitted per lot in a residential area. Variance requested: secondary driveway on west side of property to access accessory structure.
  - b. Chapter 1145.05(b): largest accessory structure not to exceed 574 sq. ft. Variance requested: 864 Sq. Ft. variance to build a 30x48 (1440 sq. ft.) accessory structure.
  
2. Marc Armbrecht residing at 802 Shadow Creek requesting a 39" variance for the fence height. Chapter 1151.01 states no fence shall exceed six feet in height (72")
  
3. Mark Zakrajsek residing at 1002 N Quarry requesting tow variances:
  - a. Chapter 1145.05(b)(1) largest accessory structure not to exceed 576 sq. ft. variance request: 384 sq. ft variance to build a 960 sq. ft. accessory structure.
  - b. Chapter 1129.03(a): No building may project nearer to the street than the average established setback of 81' for the residential structures fronting Milan Avenue from N. Quarry to apple Orchard. Variance requested: 27' encroachment into front yar setback (secondary front yard of corner lot) toward Milan Avenue.
  
4. Approval of minutes from March 29, 2023.
  
5. Next scheduled meeting: May 31, 2023, at 6:30pm.
  
6. Adjourn.