

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

March 26, 2025

AGENDA

6:30pm

1. Mr. Brian Daily at 749 Tenney Avenue requesting two variances:
 1. Chapter 1145.05(b)(1): 288 sq. ft. variance for a proposed 12'x24' addition to existing 24'x36' accessory structure. The 24'x36' existing structure was BZA approved February 28, 1995. Chapter 1145.05 states single accessory structure not to exceed 576 sq. ft.
 2. Chapter 1145.05(b)(1): 436 sq. ft. variance to existing 18'x32' Lean-to addition on approved 24'x32' accessory structure. No BZA approval for Lean-to addition in place for 20+ years.
2. Ms. Susan Johnson represents Ryan Homes. Ms. Johnson is requesting six variances located at 45820 North Ridge Road and Parcel #: 05-000-411-101-114 Dewey Road.
 1. Chapter 1149.07(h): 16 sq. ft. variance for a proposed residential development identification sign 32 sq. ft. (4'x8') Chapter 1149.07 states residential development sign not to exceed 16 sq. ft.
 2. Chapter 1149.06(e): .25 sq. ft variance for a proposed temporary sign 30"x30" arrow signs (2 total). Chapter 1149.06 stated temporary signs may not exceed 6 sq. ft. per side.
 3. Chapter 1149.06(e): 9 sq. ft. variance per side for proposed 30"x72" rigid banners. Chapter 1149.06 stated temporary signs may not exceed 6 sq. ft per side.
 4. Chapter 1149.06(d): 5'7" variance for a residential development identification sign to be approximately 10'7" above grade. Chapter 1149.06 states temporary signs may not exceed 5' in height from grade.
 5. Chapter 1149.06(d): 8'0" variance for rigid banners to approximately 13'0" above grade. Chapter 1149.06 stated temporary signs may not exceed 5" in height from grade.
 6. Chapter 1149.08: Variance for proposed rigid banners considered to be in violation of ordinance. Chapter 1149.08 stated banners/pennants not permitted for commercial purposes. (Selling property)
3. Motion to move into deliberative session.
4. Motion to move back into regular session.
5. Approval of Minutes from February 26, 2025.
6. Next scheduled meeting: Wednesday, April 30, 2025, at 6:30pm.
7. Adjourn.