



## BOARD ORDER

# Board of Zoning Appeals

Thursday, February 24, 2022 | 6:30 pm

The Board of Zoning Appeals took the following action at this meeting:

**MOTION:** Mr. Clower moved, Mr. Nigh seconded, to accept the documents into the record and approve the meeting minutes from January 27, 2022.

**VOTE:** 4 – 0.

**RESULT:** The documents were accepted into the record and the minutes from the meeting on January 27, 2022, were approved.

**RECORDED VOTES:**

Jason Deschler	Yes
Joseph Nigh	Yes
Sarah Herbert	Yes
Alicia Miller	Absent
Robin Clower	Yes

**STAFF CERTIFICATION**

DocuSigned by:

TAMMY NOBLE

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Tammy Noble, Senior Planner





## BOARD ORDER

# Board of Zoning Appeals

Thursday, February 24, 2022 | 6:30 pm

The Board of Zoning Appeals took the following action at this meeting:

### 2. Hopkins Residence at 9376 at Nicholson Way 21-186AA

### Administrative Appeal

Proposal: An Administrative Appeal of a determination made by the City of Dublin Planning Division of open and uncovered structures as it relates to a trellis over an existing patio that encroaches 5 feet into a required rear yard setback. The 0.17-acre site is zoned Planned Unit Development District, Tartan Ridge.

Location: West of Nicholson Way ±215 feet north of the intersection with Enfield Court.

Request: Review and approve an Administrative Appeal under the provisions of Zoning Code §153.231(H).

Applicant: Thomas McCash, Attorney

Planning Contact: Tammy Noble, Senior Planner

Contact Information: 614.410.4649, [tnoble@dublin.oh.us](mailto:tnoble@dublin.oh.us)

Case Information: [www.dublinohiousa.gov/bza/21-186](http://www.dublinohiousa.gov/bza/21-186)

**MOTION 1:** Ms. Herbert moved, Mr. Nigh seconded, that the Board would hear the Administrative Appeal based on the applicant filing 20 days from a determination of the City.

**VOTE:** 3 – 1.

**RESULT:** The Administrative Appeal was approved to be heard and considered by the Board.

**RECORDED VOTES:**

Jason Deschler	No – He needed more information and requested to review all documentation. He determined Staff had time to make a decision.
Joseph Nigh	Yes
Sarah Herbert	Yes
Alicia Miller	Absent
Robin Clower	Yes

**MOTION 2:** Mr. Nigh moved, Mr. Deschler seconded, to affirm Staff’s determination that a pergola structure is not considered as an open and uncovered structure, which would be allowed to encroach five feet into the required rear yard setback.

**VOTE:** 3 – 1.

**RESULT:** The Administrative Appeal was disapproved as Staff’s determination was affirmed.



**2. Hopkins Residence at 9376 at Nicholson Way  
21-186AA**

**Administrative Appeal**

**RECORDED VOTES:**

Jason Deschler	Yes
Joseph Nigh	Yes
Sarah Herbert	No
Alicia Miller	Absent
Robin Clower	Yes

**STAFF CERTIFICATION**

DocuSigned by:

*TAMMY NOBLE*

B62DEF02B6D24C7

Tammy Noble, Senior Planner





# BOARD ORDER

## Board of Zoning Appeals

Thursday, February 24, 2022 | 6:30 pm

The Board of Zoning Appeals took the following action at this meeting:

**1. Tu Residence at 7605 Bellaire Avenue  
21-143V**

**Non-Use (Area) Variance**

Proposal: A Variance to allow for the construction of a 2,400-square-foot accessory structure to exceed the maximum allowable square footage for detached accessory structures. The 2.70-acre site is zoned Restricted Suburban Residential District.

Location: South of Bellaire Avenue, ±1,100 feet east of the intersection with Dublin Road.

Request: Review and approval of a Non-Use (Area) Variance under the provisions of Zoning Code §153.231(H).

Applicant: Bryan Roby, Pebble Construction

Planning Contacts: Tammy Noble, Senior Planner; and Zachary C. Hounshell, Planner I

Contact Information: 614.410.4649, tnoble@dublin.oh.us; and 614.410.4652, zhounshell@dublin.oh.us

Case Information: www.dublinohiousa.gov/bza/21-143

**MOTION:** Ms. Herbert moved, Mr. Clower seconded, to approve the Non-Use (Area) Variance to permit the construction for a 2,400-square-foot accessory structure to exceed the maximum allowable square footage for detached accessory structures.

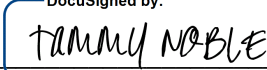
**VOTE:** 3 – 1.

**RESULT:** The Non-Use (Area) Variance was approved.

**RECORDED VOTES:**

Jason Deschler	No
Joseph Nigh	Yes
Sarah Herbert	Yes
Alicia Miller	Absent
Robin Clower	Yes

**STAFF CERTIFICATION**

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 Tammy Noble, Senior Planner





## BOARD ORDER

# Board of Zoning Appeals

Thursday, February 24, 2022 | 6:30 pm

The Board of Zoning Appeals took the following action at this meeting:

### 3. Rules and Regulations 22-017ADMO

#### Administrative Request - Other

Proposal:	Updates to the Board of Zoning Appeals Rules and Regulations.
Request:	Review and recommendation of approval to City Council for an Administrative Request of updates to the Board of Zoning Appeal's Rules and Regulations under the provisions of Zoning Code §153.231(H).
Applicant:	Dana L. McDaniel, City Manager, City of Dublin
Planning Contact:	Tammy Noble, Senior Planner
Contact Information:	614.410.4649, tnoble@dublin.oh.us
Case Information:	www.dublinohiousa.gov/pzc/22-017

**MOTION:** Mr. Nigh moved, Ms. Herbert seconded, to recommend approval to City Council for the Administrative Request to update the Board of Zoning Appeal's Rules and Regulations.

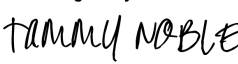
**VOTE:** 4 – 0.

**RESULT:** The Administrative Request to update the Board of Zoning Appeal's Rules and Regulations was recommended for approval and forwarded to City Council.

#### RECORDED VOTES:

Jason Deschler	Yes
Joseph Nigh	Yes
Sarah Herbert	Yes
Alicia Miller	Absent
Robin Clower	Yes

#### STAFF CERTIFICATION

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Tammy Noble, Senior Planner

