

Meeting Minutes - Olmsted Township, Board of Zoning Appeals

Attendees: Mr. Tom Cole, Mr. Ron White, Mr. Karl Patay, Mr. John Phillips

Date: July 16, 2014

Meeting was called to order by Mr. Cole at 7:05pm on July 16, 2014

All in attendance stood for the Pledge of Allegiance

### **OLD BUSINESS**

No old business to discuss

### **NEW BUSINESS**

Application No. 20140535 - Linda Ney of 8494 Glen Brook

Request for Use Variance for an emergency generator

Linda Ney was sworn in by Mr. Cole

Linda gave testimony for her use variance request, of a back power generator.

Mr. Cole asked Mrs Ney to step forward and point out the generator placement on the plan as submitted on June 27, 2014.

Mr. Ward stepped forward to provide additional testimony.

Mr. Cole asked Mr. Ward to be sworn in.

Mr. White: What is your relationship to the Mrs. Ney?

Mr. Ward: I'm the General Contractor for this project.

Mr. Cole: How many feet will the unit be placed from the property line?

Mr. Ward: Approximately 13ft. from the side property line and 7 ft in front of the air conditioning unit.

Mr. Cole: Why is the generator placement on the side of the house?

Mr. Ward: That location is ideal for electrical service and natural gas supply lines. Otherwise, we would have to trench 40ft around and back behind the house.

Mr. Patay: To the best of you knowledge, is there 20ft between the generator and your neighbors house exterior walls?

Mr. Ward: Yes, at least 20ft, and there are no windows on that side of the house.

Mr. White: Do you know the noise levels at 20ft?

Mr. Ward: I believe the specs have that information.

Mr. White: Yes, its 62 dB(a) at 23 ft., is the comparable to an AC Unit?

Mr. Ward: I believe 62 dB(a) is less than and AC Unit.

Mr. Patay: Is this a slab or do you have a basement?

Mrs. Ney & Mr. Ward: The house has a basement.

Mr. Cole: I don't have any other questions, do any of the other board members or any one else in attendance?

Mr. Patay: Have your neighbors been notified?

Mrs. Ney: Yes

Mr. Cole: If no further questions, would a board member make a motion to accept Variance Application No. 20140535?

Mr. Patay: I make a motion to accept Application for Variance No. 20140535.

Mr. White: I second the motion.

Mr. Cole: Lets take a role call vote:

Mr. White Yea

Mr. Patay Yea

Mr. Andrews Yea

Mr. Cole says Yea

Mr. Cole: The motion for Application Variance No. 20140535 has been accept, please contact the building department tomorrow for the next step in the process.

Mr. Cole: This concludes new business,

### **APPROVAL OF MINUTES**

Mr. Cole: I motion to approve the minutes from the June 18th, 2014 meeting, as is and without any change.

Mr. White: Seconded

Mr. Cole: Minutes for the June 18th 2014 Board of Zoning Appeals have been approved as submitted.

Mr. Cole: I move to adjourn the meeting at 7:20pm

RDW

A handwritten signature in blue ink that reads "Thomas Cole". The signature is written in a cursive style with a large, looping initial 'T'.