



City of North Royalton

Mayor Robert A. Stefanik

Board of Zoning Appeals

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**CITY OF NORTH ROYALTON
BOARD OF ZONING APPEALS
PUBLIC HEARING
LEGAL NOTICE**

Pursuant to Section 1264.05 of the City of North Royalton Zoning Code, **Notice** is hereby given that the **Board of Zoning Appeals** of the City of North Royalton, Ohio, will hold a public hearing on **Thursday, October 27, 2016 at 7:00 p.m. local time** in the Council Chambers at City Hall, 14600 State Road.

The Public Hearing will be heard on the question of granting 2 variances to **Chapter 1276 "Business Districts"** of the City of North Royalton Zoning Code. Request is being made by **Speedway LLC / NR4C Ventures LTD** for proposed commercial building located on **PPN: 484-18-003 & PPN: 484-18-023 located at the NE corner of W. 130th Street and Boston Road** in a Local Business district. The variances being requested are as follows:

- Variance #1: **Section 1276.09(a)** a variance of 9.5 ft. less than the minimum required 20 ft. rear yard setback abutting nonresidential district for a commercial building.
- Variance #2: **Section 1276.09(a)** a variance of 14.5 ft. less than the minimum required 20 ft. rear yard setback abutting nonresidential district for a dumpster enclosure.

Plans and specifications, and other documentation are on file at the Building Division, City of North Royalton Service Center, 11545 Royalton Road, for review by interested parties. Anyone wishing to be heard on the subject of this application may obtain a Public Hearing form at the City of North Royalton Service Center to express written views or may appear at the time and place set forth and will be heard then and there or at such time as the **Board of Zoning Appeals** shall determine. Anyone wishing their complete verbal presentation to be incorporated in the Minutes shall furnish the Secretary with a printed copy of said statement.

BOARD OF ZONING APPEALS
NORTH ROYALTON, OHIO

Diane Veverka
Board of Zoning Appeals Secretary
City of North Royalton, Ohio

10/13/16