



City of North Royalton

Mayor Robert A. Stefanik

Board of Zoning Appeals

11545 Royalton Road, North Royalton, OH 44133

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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 **Tuesday, November 25, 2014 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 a variance to **Chapter 1270 "Residential Districts", Section 1270.04 "Area, Yard and Height Regulations", Paragraph (g)**, of the City of North Royalton Zoning Code. Request made by **Norman DuVall** to allow for **relief from the maximum 15 foot height restriction for an accessory building at 8566 Tilby Road**, in a R1-A district, also known as **PPN:482-05-058**.

Plans and specifications 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 requesting 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
City of North Royalton
Diane Veverka
Board of Zoning Appeals Secretary
11/7/14**



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The Public Hearing will be heard on the question of granting two variances to **Chapter 1270 "Residential Districts", Section 1270.05 "Schedule of Area, Yard and Height Regulations"** of the City of North Royalton Zoning Code. Request is made by **Susan Caggiano** for relief from the **minimum 10 ft. side yard setback requirement, a variance of 7 feet, for a proposed accessory building** she wishes to construct at **10649 Devonshire Drive, also known as PPN: 489-11-067**, in a R1-A zoning district.

A second variance is being requested to **Section 1270.12 "Yards for Accessory Buildings and Uses", Paragraph (b) "Accessory Building Locations"**. Request is for relief from the **minimum 10 ft. rear yard setback requirement for the same accessory building, a variance of 7 feet.**

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