



CITY OF PATASKALA BOARD OF ZONING APPEALS

City Hall, Council Chambers
621 West Broad Street
Pataskala, Ohio 43062

BOARD OF ZONING APPEALS AGENDA

Tuesday, November 8, 2016
6:30 p.m.

1. Call to order
2. Pledge of Allegiance
3. Roll call of Board Members
4. New Business

A. Variance Application VA-16-025

Applicant:	Robert King
Owner:	Robert King
Location:	176 W. Mill St.
Acreage:	0.17 Acres
Zoning:	R-7 – Village-Single Family Residential District
Request:	Requesting a variance from Section 1237.05(C) of the Pataskala Code to allow for the construction of a home addition that would fail to meet the required front setbacks.

B. Variance Application VA-16-026

Applicant:	Ian Aultman – MS Consultants
Owner:	Jim Rosing - AEP Ohio Transmission Co
Location:	4000 Etna Parkway
Acreage:	100 Acres
Zoning:	PM – Planned Manufacturing
Request:	Requesting a variance from Section 1253.05(I) of the Pataskala Code to allow an exemption from the required eight (8) foot visual screening on the sides and rear of the parcel.

C. Variance Application VA-16-027

Applicant:	Ian Aultman – MS Consultants
Owner:	Jim Rosing - AEP Ohio Transmission Co
Location:	4000 Etna Parkway
Acreage:	100 Acres
Zoning:	PM – Planned Manufacturing
Request:	Requesting a variance from Section 1279.03(1) of the Pataskala Code to allow a fence to exceed the maximum height in the front yard and from Section 1291.16 to allow for the amount of parking to not meet the minimum requirement.

D. Variance Application VA-16-028

Applicant:	Todd Fields
Owner:	Katherine & Todd Fields
Location:	5444 Mink St. SW
Acreage:	0.48 Acres
Zoning:	RR – Rural Residential District
Request:	Requesting a variance from Section 1221.05(B)(1) of the Pataskala Code to allow an accessory building to exceed the maximum permitted size and a variance from Section 1203.03 to allow an accessory building to be located on a lot without a principle structure.

E. Conditional Use Application CU-16-007

Applicant:	Jason Carsey
Owner:	Jerry Young
Location:	299 W. Broad St.
Acreage:	0.93 Acres
Zoning:	GB – General Business District
Request:	Requesting a conditional use pursuant to Section 1249.04(5) of the Pataskala Code to allow for the property to operate an automotive repair facility.

F. Conditional Use Application CU-16-009

Applicant:	Christine Charyton
Owner:	Christine Charyton and John Elliot
Location:	4151 Mink St. SW
Acreage:	33.13 Acres
Zoning:	AG – Agriculture District
Request:	Requesting a variance from Section 1267.02(B) of the Pataskala Code to allow a psychology practice on the property as a home occupation and from Section 1225.04(1) to allow the use of commercial stables.

G. Conditional Use Application CU-16-010

Applicant:	Rosemary Morgan Trust
Owner:	James Morgan & Rosemary Morgan
Location:	7095 Summit Road
Acreage:	12.25 Acres
Zoning:	LB – Local Business
Request:	Requesting a conditional use pursuant to Section 1249.04(14) of the Pataskala Code to allow for the property to be use for mini-storage facilities.

5. Findings of Fact

6. Approval of Minutes

A. October 11, 2016 Regular Meeting Minutes

7. Other Business

A. Excuse of Absence – T.J. Rhodeback – October 11, 2016 meeting

8. Adjournment of meeting to Tuesday, December 13, 2016