

Description	Northwood Board of Zoning Appeals – Regular Meeting		
Date	March 13, 2018	Location	Council Chambers
Time	Heading	Record of Proceedings for Northwood Board of Zoning Appeals Meeting of March 13, 2018	
	Call to Order:	The regular meeting of the Northwood Board of Zoning Appeals was called to order by Tim Schmidlin on Tuesday, March 13, 2018 at 7:00 p.m. in the Council Chambers of the Northwood Municipal Building.	
	Roll Call:	<p>The roll was called by Kimberly Vaculik</p> <p>Those in attendance were: Tim Schmidlin, Bill Melnyk, Rick Radocy, Kelley Wills, Vicky Pierce, Jim Intagliata and Planning, Zoning & Economic Development Coordinator Kimberly Vaculik</p> <p>Motion made by Mr. Radocy to excuse the absent Renee Jardy Second by Ms. Pierce</p> <p>All in favor.</p> <p>Motion Passed</p>	
	Appoint Chairman:	<p>Motion to appoint a Chairman for the year 2018.</p> <p>Motion made by Ms. Pierce to appoint Tim Schmidlin as Chairman for the year 2018, Second by Mr. Intagliata</p> <p>All in favor (Mr. Schmidlin abstained).</p> <p>Motion Passed</p>	
	Minutes for Approval:	<p>Motion to approve the minutes from October 10, 2017.</p> <p>Motion made by Mr. Radocy to approve the minutes, Second by Ms. Pierce</p> <p>All in favor (Ms. Wills abstained)</p>	

		Motion Passed
	Zoning Appeals Case:	
	Case No. 0645:	<p>Case No. 0645: Troy Mauder, 908 Hanson St., Northwood, Ohio is requesting a variance to allow an existing home to have a 5' rear yard instead of the required 35' rear yard. (30' variance request) N.C.O. Section 1264.04(d)</p> <p>Brenda Mauder called and informed her that she could not make the meeting. Ms. Vaculik stated that this property is a part of 902 Hanson however the Edison would not do work on it unless it had a separate address in order to turn it into a mother in law suit. The Mauder's are renovating the property at 902 Hanson which this building is a part of.</p> <p>The Mauder's only asked for a new address in order for the Edison to come out and do work on it, they only do work on properties with specific addresses and since this is a separate building they need a separate address. It is not their intention to sell the property separately, they want to keep it as part of 902 Hanson as a mother in law suit.</p> <p>Don Rose of 905 Anderson came to speak in favor of the request; he stated that the Mauder's have made a lot of improvements to the area. He said he thought they wanted to rent it out.</p> <p>Ms. Vaculik stated that they may want to rent it out but it will be part of 902 Hanson as a mother in law suit, not necessarily for their family.</p> <p>Ms. Vaculik stated that one resident called and was concerned that the mother in law suit could be sold as a separate home. The City requires a minimum square footage in order for them to sell the property as its own home.</p> <p>Motion made by Ms. Pierce to approve Case #0645, Second by Mr. Radocy:</p> <p>All in favor.</p> <p>Motion Passed</p>

	<p>Case No. 0646:</p>	<p>Case No. 0646: GM Ohio Real Estate Holdings, LLC, 6551 Wales Rd., Northwood, Ohio, is requesting a variance to permit the future expansion of a stoned area to be used for parking. N.C.O. Section 1282.05 (f)</p> <p>Craig Herschel 9787 Yorkwoods Dr., Saline, Michigan came to speak on behalf of this project which will be located at the former Hall Industrial. He was a representative for Hall and helped them locate a new location and coincidentally Moore Transport is a client as well. They are a car hauling company and do work in 48 states. They have operations out of Toledo currently, they moved to Northwood for a short term need but now they want to make it a permanent home. There is currently approximately about 30% of the rear that is loose stone that they would like to bring in more stone to park on. They may expand the stone parking in the future.</p> <p>Mr. Radocy asked if they plan to put asphalt over it in the future. Mr. Herschel stated that he wasn't sure but putting in concrete or asphalt is cost prohibitive.</p> <p>Mr. Schmidlin asked how long the vehicles would sit there?</p> <p>Mr. Herschel stated that they are not there long, they are very active. This is solely for their own fleet; they will not do third party maintenance out of this building. 100-150 trucks will come in every month. Most drivers would probably stay overnight and there should be approximately 15 permanent jobs at this location.</p> <p>Ms. Wills wanted to make sure the blinking light has been taken down. Mr. Herschel stated that they are aware of it and it will be taken care of.</p> <p>Motion made by Mr. Melnyk to approve Case #0646, Second by Mr. Intagliata:</p> <p>All in favor.</p> <p>Motion Passed</p>

	Board Discussion:	None.
	Adjournment:	7:25pm
	Attest:	Kimberly Vaculik
	Approved:	Chairman – Tim Schmidlin