## BOARD OF ZONING APPEALS MARCH 13, 2006

9:30

Calendar No. 06-25: Appeal of Hussein Harmouche

Hussein Harmouche appeals under Section 76-6 of the Charter of the City of Cleveland from the Notice of Rejection regarding an application for a City of Cleveland Handgun Registration and Handgun Owner's Identification Card by Michael McGrath, Chief of the Cleveland Division of Police, under authority of Section 674.02 of the Codified Ordinances. (Filed 2-9-06)

9:30 Ward 6
Calendar No. 06-27: 2051 East 125<sup>th</sup> Street Patricia Britt
2 Notices

Jim & Jeff Ltd., owner, and David Putnum, agent, appeal to place three air conditioning units in the south side yard of an existing two-story multi-family building, situated on a 50' x 150' parcel in a Multi-Family District on the east side of East 125<sup>th</sup> Street at 2051 East 125<sup>th</sup> Street; contrary to Sections 357.09(b)(2)(C), a 2' side yard is proposed and in a Multi-Family District no interior side yard shall be less in width than one-fourth the height of the main building on the premises nor less than an 8' width; and air conditioning units are not a permitted interior side yard encroachment, according to the provisions of Section 357.13 of the Codified Ordinances. (Filed 2-13-06)

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9:30 Ward 7
Calendar No. 06-28 6928 Superior Avenue Fannie Lewis
9 Notices

Sandra Brooks and the 6920 Superior LLC, owner, appeal to change from retail stores to dwelling units, the first floor of an existing two-story mixed use building, situated on a 100.5′ x 100′ corner parcel in a Local Retail Business District on the southwest corner of Superior and Giddings Avenues at 6928 Superior Avenue; as proposed, the maximum gross floor area of the dwelling units is approximately 10,400 square feet and in a "C" Area District, the maximum gross floor area may not exceed one-half of the lot area, or approximately 4,500 square feet, to comply with the requirements of Section 355.04 of the Codified Ordinances. (Filed 2-16-06)

## BOARD OF ZONING APPEALS MARCH 13, 2006

9:30 Ward 17
Calendar No. 06-29: 1436 West 52<sup>nd</sup> Street Matthew Zone
5 Notices

Linda Adkins, owner, appeals to erect a 5'-10"x18' one-story, frame porch enclosure to the front of an existing one family dwelling, situated on a 40' x 78' parcel in a Two-Family District on the west side of West 52<sup>nd</sup> Street a 1436 West 52<sup>nd</sup> Street; the proposed enclosure being contrary to Sections 357.13(b)(4) with a request for 5'-10" where an enclosed porch may not project more than 4' and a 7' distance is estimated from the street line and 10' is required and no interior side yard is provided where Section 357.09 requires a 3' width; and the requirements for side yard condition and boundary lines of the plot are not drawn to scale, contrary to Section 327.02 of the Codified Ordinances. (Filed 2-17-06)

9:30 Ward 13
Calendar No. 06-32: 601 Erieside Avenue Joe Cimperman
8 Notices

The City of Cleveland, owner, and The Great Lakes Science Center, lessee, appeal to erect a 152' high wind turbine tower on acreage located in a B3 General Industry District, situated on the north side of Erieside Avenue at 601 Erieside Avenue; subject to the height limitations of Section 353.01, the maximum height of a structure in a 3 Height District is 115' and 152' is proposed, and the maximum height of a tower may exceed the height limit, provided that the tower is located no closer than one mile to a public airport or landing field, unless closer proximity is specifically permitted by the Board of Zoning Appeals based upon recommendations from the Department of Port Control, as stated in Sections 353.06(a)(3) of the Codified Ordinances. (Filed 2-24-06)

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## **POSTPONED FROM FEBRUARY 21, 2006**

10:30 Ward 3
Calendar No. 06-17: 3749 East 142<sup>nd</sup> Street Zachary Reed
10 Notices

Baldeep Grewal, owner, appeals to change the use of a 22' x 97' one-story masonry building from a laundromat to a day care facility, situated on s 70' x 212' corner parcel in an A1 One-Family District on the southeast corner of at 142<sup>nd</sup> Street and Bartlett Avenue at 3749 East 142<sup>nd</sup> Street; the proposed change of use being subject to the Residential Districts Regulations, where by reference a day care and its uses, if located less than 30' from any Residence District not used for a similar purpose, require the Board of Zoning Appeals approval as stated in Section 337.02(f)(3)(c) of the Codified Ordinances. (Filed 1-25-06; testimony taken.)

First postponement granted for appellant to consult with Mt. Pleasant NOW Development Corporation about the project and appearance of the building.