

**City of Grove City
BOARD OF ZONING APPEALS
REGULAR MEETING
December 27, 2023**

The regular meeting of the Board of Zoning Appeals was called to order by Vice Chair John Brant at 5:30 p.m. at the Grove City Municipal Building, 4035 Broadway.

1. Roll was called. The following members were present:

Mark "Tony" Haughn John Brant

Staff present: Chief Building and Zoning Official Michael P. Boso, Laura Scott, Secretary. Jesse Shamp, representing the Law Director, was excused.

Also, present: Robert McEntire, 3660 Beulah Park Dr., and Dan Iulianelli of Iulianelli Custom Homes. The speakers were sworn in.

2. ***Motion by Mr. Brant to approve the minutes from the November 27 meeting of the Board of Zoning Appeals. Second by Mr. Haughn.***

VOTE: Haughn, YES; Brant, YES; **APPROVED.**

3. Hear the appeal of Robert and Jessica McEntire, property owners at 3660 Beulah Park Dr., (Parcel #040-016189) for a variance to Section 1135.10 (a) to exceed the maximum size for an attached garage of 900sf by 140sf, for a total garage area of 1,040sf.

Robert McEntire described the project and the need for additional storage space in the garage area. He said the narrow long lot was a challenge when laying out the garage. It was determined the garage would be side loaded. The design also allows a view of the rear yard. He was not aware of the 900sf maximum for an attached garage. The request is necessary due to multiple drivers in the family and the need for an extra refrigerator, tools, yard equipment, bicycles, etc. Mr. Iulianelli stated the project met the minimum setbacks. The project has architectural review approval.

Motion by Mr. Brant to grant the appeal of Robert and Jessica McEntire, property owners at 3660 Beulah Park Dr., (Parcel #040-016189) for a variance to Section 1135.10 (a) to exceed the maximum size for an attached garage of 900sf by 140sf, for a total garage area of 1,040sf, with one stipulation to begin construction within 12 months.

VOTE: Haughn, YES; Brant, YES; **APPROVED.**

The applicant was advised of the 21-day waiting period.

There being no further business, the meeting was adjourned at 5:42 p.m.

Adjournment.

John Brant, Chair

Laura Scott, Secretary