



The City of Grove City Board of Zoning Appeals

Agenda

July 27, 2026, 5:30 PM

A. CALL TO ORDER/ROLL CALL

B. MOMENT OF SILENCE AND PLEDGE

C. APPROVAL OF MINUTES

1. Approve the minutes from the June 16 meeting.

D. NEW ITEMS

1. Hear the appeal of Tobias Frost, Frost Fence LLC for 5916 Sapphire Ct. (Parcel #040-011296) for a variance to Section 1137.05 (c): To encroach the 30' front setback on a corner lot facing Sapphire Dr. by 10' with a 4' picket fence, for a total front setback of 20'.
2. Hear the appeal of Sam Moskvyeh, US Quality Construction representing Jim Mickelson of 1105 Quarry Oak Dr. (Parcel# 040-017927) for a variance to Section 1135.14 (Zoning Text): To encroach the 20' rear building setback by 6'-6" with a deck, for a total rear setback of 13'-6".
- 3.

Hear the appeal of Brian Mosley, Pine Valley Construction LLC representing Karon Mottice of 1881 Oak Lawn Ct. (Parcel #040-052670) for a variance to Section 1135.14 (Zoning Text): To encroach the 25' rear yard set back by 8' with a covered 13' deep deck, for a total set back of 17'.

4. Hear the appeal of Paula Wiseman, property owner at 1190 Jeffrey Ln. (Parcel #040-018470) for a variance to Section 1137.05: To encroach the 25' setback by 10' with a 48" white picket fence, for a total setback of 15'.
5. Hear the appeal of Cindy de Mesa, McKnight and Hosterman Architects representing the Church of the Nazarene at 4910 Hoover Rd. (Parcel #040-018826) for a variance to Section 1135.12-III: To exceed the maximum building height of 35' in an SD-1 (Educational) district by 1'-6" by constructing 33,000sf field house, for a total building height of 36'-6".
6. Hear the appeal of Adolfo Robles, Robles Landscaping for 3795 Lake Mead Dr. (Parcel# 040-010281) for a variance to Section 1137.05: To encroach the 30' front building setback along Lake Lanier Dr. by 10' with a 6' tall privacy fence, for a total setback of 20'.

7. Hear the appeal of Tammy Cimino, property owner at 3323 Voeller Ave., (Parcel# 040-000385) for variance to Section 1137.05: To encroach the building front setback on a non-conforming lot on Dudley Ave. by replacing an existing chain link fence on the property line at 0' setback, with a 5' tall lattice top fence, for total setback of 0'.
8. Hear the appeal of Michael Estill, All Choice Home Improvements representing Melissa Simons of 2468 Clover Blossom Ct. (Parcel# 040-005425) for a variance to Section 1135.10: To encroach the rear yard setback of 25' by 6' with a room addition and by 9' with a deck, for a total rear setback of 10'.

E. NEW BUSINESS

F. ADJOURN