

## PERKINS TOWNSHIP ZONING BOARD OF APPEALS MEETING

Held By: Perkins Township Zoning Board of Appeals  
Place: Perkins Township Complex, 5420 Milan Road  
Date: March 17, 2008  
Time: 7:15 p.m.  
Appl.# BA2008-0006

Board Members Present: Theodore Kastor, Chairperson  
Owen Reed, Vice Chairperson  
Don Bass  
Ralph Roshong  
James Lamb, Secretary

Board Members Absent: Gary Gast  
Kathy Niehm, Assistant Secretary

Mr. Kastor opened the meeting and welcomed everyone. Mr. Lamb read the application and a letter from John Hancock of Foresight Development stating that he did not object to the variance request for the deck but that he did object to the variance request for the shed because of the rear drainage easement required by the Erie County subdivision regulation and to the fact that Mr. Walborn did not submit plans for the type and the location of the shed to the developer. Mr. Lamb swore in Richard Walborn, 2600 Highland Drive, Sandusky, Ohio.

Mr. Walborn stated he was not aware of deed restrictions or that he needed to submit plans to the developer of the subdivision. He stated his neighbor in the back of his property has a shed that is fifteen inches from the property line (fence). He stated that he would also like to have his shed fifteen inches from the property line (fence).

Mr. Roshong asked Mr. Lamb why John Hancock received a notice of the meeting? Mr. Lamb stated that he is an adjacent property owner.

Mr. Walborn stated he also wants to construct a deck. He stated that it would be off the ground on concrete piers that would be three feet in the ground.

Mr. Roshong stated he objected to the shed variance because a neighbor objected. He also said that designs should have been presented to the developer of the subdivision and that there is a drainage easement issue in the back yard.

Mr. Roshong made a motion to close the Public Hearing and open the Public Meeting. Mr. Reed seconded the motion. Roll Call: Mr. Roshong, yes; Mr. Reed, yes; Mr. Bass, yes; Mr. Kastor, yes.

Mr. Roshong made a motion to approve the two foot variance request for the deck as asked for on Application #BA2008-0006 filed by Richard Walborn, 2600 Highland Drive, Sandusky, Ohio 44870, and to table the request for the one and one half foot variance for the shed until April 21, 2008 at 7:15 p.m. Mr. Reed seconded the motion. Roll Call: Mr. Roshong, yes; Mr. Reed, yes; Mr. Bass, yes; Mr. Kastor, yes.

### **IN OTHER BUSINESS**

Mr. Roshong made a motion to accept the minutes from the February meeting. Mr. Kastor seconded the motion. All members were in favor.

Being no further business to come before the board, all members were in agreement to adjourn.

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Theodore (Ted) Kastor, Chairperson

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James Lamb, Secretary