



CITY OF AVON

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REGULAR MEETING AGENDA AVON BOARD OF ZONING AND BUILDING APPEALS JANUARY 7, 2026, 7:00 P.M. CITY HALL COUNCIL CHAMBERS

ROLL CALL

Michael Bulger
Bill Hricovec
Mark Ladegaard
Chauncey Miller
Kurt Schatschneider

Jill Clements, Zoning Enforcement Officer
Pam Fechter, Econ. Dev./Planning Coordinator
Thomas Stringer, Acting Law Director
Duane Streater, Safety Director
Susan Pintz, Planning and Zoning Secretary

REVIEW & CORRECTION OF MINUTES

Motion to dispense with the reading of the minutes of the regular meeting held on December 3, 2025, and to approve the minutes as published.

REPORTS & CORRESPONDENCE

ADDITIONS & DELETIONS

Motion to add or delete items from the agenda.
Motion to approve the amended agenda.

APPEALS & REQUESTS

1. Garland New Homes, 3769 Blossom Lane, 59-25

Proposal consists of installation of a driveway within a storm sewer easement.

The following variance is requested.

1. Allow a portion of the driveway and driveway pad to be installed within a storm sewer easement. C.O.1248.19 Improvements-Structures and Improvement within Utility Easement or Right-of-Way.

Motion to approve.

2. Avon Lake Land Holding (Drees Homes), 2933 Woodstone Lane, 63-25

Proposal consists of installation of a driveway within a drainage easement.

The following variance is requested:

1. Allow a portion of the driveway and driveway pad to be installed within a drainage easement. C.O.1248.19 Improvements-Structures and Improvement within Utility Easement or Right-of-Way.

Motion to approve.

3. Chester Road Partners LLC (Petros Homes), Chester Road, 62-25

Proposal consists of a Phase 1 Multi-Family Development with 121 units.

The following variance is requested:

1. 45-unit variance; code requires 1400 sq. ft., 45 units under 1400 sq. ft. C.O. 1264.06 (a)(1) Dwelling Unit Area Requirements.

Motion to approve.

4. M & M Ohio Holdings LLC and RN2RGTLDOT LLC (JFL Enterprises), 35520 Schneider Court, 60-25

Proposal consists of construction of a new warehouse/office building.

The following variance is requested:

1. 26 parking space variance; code requires 58 parking spaces; applicant proposing 32 parking spaces. C.O.1292.07 Deferred Construction of Required Spaces.

Motion to approve.

5. M & M Ohio Holdings LLC and RN2RGTLDOT LLC (MTA, Inc.), 35510 Schneider Court, 61-25

Proposal consists of construction of a new warehouse/office building.

The following variance is requested:

1. 103 parking space variance; code requires 134 parking spaces; applicant proposing 31 parking spaces. C.O.1292.07 Deferred Construction of Required Spaces.

Motion to approve.

COMMENTS

ADJOURN