

**NOTICE OF PUBLIC HEARING**

The Perrysburg Township Board of Zoning Appeals will hold a Public Hearing on Tuesday, July 19, 2011 at 6:00 PM at the Township Meeting Hall, 26609 Lime City Road, Perrysburg, Ohio to consider the following requests for Zoning Variances and Conditional Uses.

Application No. 2011-6740: (Variance): Diverse Development LLC would like to purchase 10711 Fremont Pike, which is zoned C-2. They would like to build a new multi tenant restaurant building and use the existing free-standing freeway oriented pole sign and reface it. This property is located in the State Route 20/23 Overlay District. Article VII Section Z 2 b states that freestanding signs shall be limited to monument signs. The current sign is a legal nonconforming sign and it would lose that status if the sign were refaced. The freestanding pole sign does not meet our current zoning regulations.

Application No. 2011-6742: (Variance): Debora A. Davis lives at 10335 Mandell Road, which is zoned R-2. She would like to place a privacy fence in her westerly side yard next to her driveway. Article VII Section J 3 states that "Fences may not exceed four (4) feet in height in the required side yard adjacent to the main building and projected to the required front yard". This proposed fence would be up to three (3) feet too high in that location.

Application No. 2011-6743: (Conditional Use): Belmont Country Club of 29601 Bates Road would

**Certificate of Publication**

*Bonnie Hoover*

and advertising representative

of THE SENTINEL-TRIBUNE, a newspaper published and of general circulation in the City of Bowling Green and in the county of Wood, State of Ohio, being duly sworn according to law, says that a notice, a true copy of which is hereto attached, was published in said paper on

*July 5, 2011*

*Bonnie Hoover*

Sworn to and subscribed before me this *7th* day of *July*, 20 *11*.

Printer's Fee, \$ *134.49*

Affidavit, \$ \_\_\_\_\_

Total, \$ *134.49*

*Ad # 14093*

*Julie A. Smith*  
Notary Public, Wood County, Ohio  
*My Comm. Expires 11/14*  


like to replace their area identification sign which is located in the boulevard on Carnoustie Road at Bates Road. Article X Section F Table 1 - Area Identification Signs placed in a Boulevard - footnote #4 states, "If placed in a boulevard, such placement shall be subject to review by the BZA which shall consider site distance issues and safety concerns". They are thus applying to the BZA for Conditional Use Approval of this proposed sign.

Application No. 2011-

6744: (Variance): James E. Worley lives at 7380 Starlawn Road, which is zoned R-3. He has placed a six (6) foot high privacy fence in their front, side, and rear yards. Article VII Section J#1 states that "Fences may not exceed four (4) feet in height in the required front yard", and #3 states that "Fences may not exceed four (4) feet in height in the required side yard adjacent to the main building and projected to the required front yard", and #4 states: "Fences may not exceed seven (7) feet in height in any other location on a lot". The fence is two (2) feet too high in both the front and side yards.

Documents pertaining to these matters are available for review at the Perrysburg Township Zoning

Office, 26609 Lime City Road, Perrysburg, Ohio 43551. Office hours are Monday thru Friday from 8:00 am until 5:00 pm. Appointments are appreciated. 419-872-8863.

Grant W. Garn  
Zoning Inspector  
July 5, '11