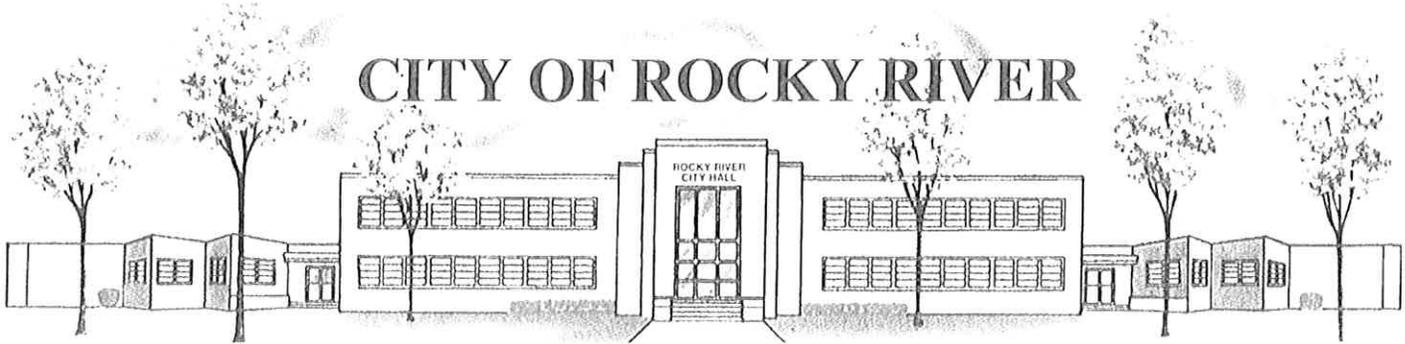


CITY OF ROCKY RIVER



21012 HILLIARD BLVD.

ROCKY RIVER, OHIO 44116

(440) 331-0600

NOTICE OF PUBLIC HEARING

Board of Zoning and Building Appeals

February 12, 2026

Regarding: Natalie Adsuar, 380 Elmwood Rd

To Whom It May Concern:

The Board of Zoning and Building Appeals will hold a public hearing on February 12, 2026, at 7:00 pm for:

- A **variance** to construct a front yard fence with a height of 48 inches, vs the 36 inches that is permitted. Per Section: 1153.15 (j)(1).
- A **variance** to construct a front yard fence with a 45' segment on the southwest property line and a 53' segment on the northeast side of the property, vs the maximum length of any fence segment shall be less than 30'. Per Section: 1153.15 (j)(1).
- A **variance** to construct a front yard fence with four fence segments that extend 41' from the front of the dwelling at their furthest, vs fence segments shall be located no more than 12' in front of the dwelling, and this distance shall be measured from the furthest projecting element on the front plane of the dwelling. Per Section: 1153.15 (j)(1).

Before reaching a decision, the Board will give those in attendance an opportunity to be heard.

Plans showing the proposed location are available:

- Online at www.rockyriverohio.gov under "City Meeting Central"
- On file in the Building Department at Rocky River City Hall, 21012 Hilliard Blvd.
- By email by contacting Dylan Minek at dminek@rockyriverohio.gov or calling 440-331-0600 ext. 2037

Sincerely,

Department of Planning and Community Development
The City of Rocky River

OWNER MAILING NAME	OWNER MAILING ADDRESS	OWNER MAILING CITY	OWNER MAILING STATE	OWNER MAILING ZIP
CROWS, EVAN TODD & JORDAN BLACK	21515 ABERDEEN RD	ROCKY RIVER	OH	44116
Amberman Benjamin Douglas	21514 ABERDEEN RD	Rocky River	OH	44116
SCHNEIDER, DAVID N & SUZANNE M TRUSTEES	3940 N RAVENSWOOD AVE	CHICAGO	IL	60613
Marvar Raymond J	21520 KENWOOD AVE	Rocky River	OH	44116
Dill, Joseph A.	21487 LAKE RD	Rocky River	OH	44116
Sean M Kennedy Grace Kennedy	21630 ABERDEEN RD	Rocky River	OH	44116
HOWARD, ALLISON & JEREMY M	21529 ABERDEEN	ROCKY RIVER	OH	44116
REDA, MATTHEW & LAUREN	21576 KENWOOD AVE	ROCKY RIVER	OH	44116
VAN DER OORD, JOHN W. & ELIZABETH	345 ELMWOOD RD	ROCKY RIVER	OH	44116
KARCZEWSKI, MARTIN & KRISTIE	21482 ABERDEEN RD	ROCKY RIVER	OH	44116
Gregory Cada	21437 LAKE RD	Rocky River	OH	44116
GREGORY & LESLIE ROSSI	21539 LAKE RD	ROCKY RIVER	OH	44116
FINZER III, JOHN O.	21471 ABERDEEN RD	Rocky River	OH	44116
PATRICK N. WHELAN	21521 LAKE RD	ROCKY RIVER	OH	44116
HARRIS, PAUL RUSSELL AND HARRIS, STEPHANIE RAE	21543 ABERDEEN RD	ROCKY RIVER	OH	44116
MALE, ANDREW P. & MARGARET L.	21484 KENWOOD AVE	Rocky River	OH	44116
Dennis & Allison Cukon	21557 LAKE RD	Rocky River	OH	44116
WALL, VRENELI & JOHAN	21556 LAKE RD	ROCKY RIVER	OH	44116
ADSUAR, NATALIE	380 ELMWOOD RD	ROCKY RIVER	OH	44116
AULISIO, MELISSA A.	21500 ABERDEEN RD	ROCKY RIVER	OH	44116
BROKAW, GREGG A. & BROKAW, HOLLY M.	352 ELMWOOD RD	ROCKY RIVER	OH	44116
Fedynsky, Andrew S	364 ELMWOOD RD	Rocky River	OH	44116
LEHTINEN, JEFFREY S. & KATHERINE L.	21565 ABERDEEN RD	ROCKY RIVER	OH	44116
Vigneaux Brian W	21461 LAKE RD	Rocky River	OH	44116
PHILLIPS, MATTHEW	21530 LAKE RD	ROCKY RIVER	OH	44116
PATTISON, JR., WALLACE M. & HOLLY H. (TRUSTEES)	21526 ABERDEEN RD	ROCKY RIVER	OH	44116