



NOTICE OF PUBLIC HEARING

Board of Zoning and Building Appeals

September 10, 2026

Regarding: Jeffery Co, 5 Erin Ct

To Whom It May Concern:

The Board of Zoning and Building Appeals will hold a public hearing on September 10, 2026, at 7:00 pm for:

- A **variance** to construct a new detached two-car garage on a property that has an existing attached two-car garage vs the total number of accessory parking spaces provided for any dwelling unit shall not exceed the spaces required by more than 50 percent (50%). Per Section: 1187.21(a).
- A **variance** to construct a new detached garage with a rear setback of 3' vs the 5' that is permitted. Per Schedule: 1153.15 (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 Meetings" on the home page
- 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

Mailing Name	Mailing Address and Street	Mailing Unit Number	Mailing City	Mailing State	Mailing ZIP
MANSOUR, MOHAMMAD & JAMILA	9 ERIN CT		ROCKY RIVER	OH	44116
HURTUK, DAVID J. & HURTUK, ELISSA A.	6 ERIN CT		ROCKY RIVER	OH	44116
2880 PLYMOUTH LLC	2880 PLYMOUTH AVE		ROCKY RIVER	OH	44116
GUTFRANSKI, DAVID F	2872 WAGER RD		ROCKY RIVER	OH	44116
HOM, RANDY	3 ERIN CT		ROCKY RIVER	OH	44116
SCHMOTZER, CLAUDIA R.	2860 WAGAR RD		ROCKY RIVER	OH	44116
George W Morris	2906 PLYMOUTH AVE		Rocky River	OH	44116
TOCA FOOTBALL, INC C/O FINANCE DEPT	2777 BRISTOL ST	STE D	COSTA MESA	CA	92626
PARAS, JEANNE C. & ANTONIOS	10 ERIN CT		Rocky River	OH	44116
DINFAM LIMITED	1111 SUPERIOR AVE	STE 1025	CLEVELAND	OH	44114
MCQUISTON, MERLE F. & LINDA C.-TRUSTEES	21281 SUNFLOWER DR		ROCKY RIVER	OH	44116
ERNIE & ANNE DEMANELIS	2850 WAGAR RD		ROCKY RIVER	OH	44116
CO, JEFFREY X. & CO, CHLOE H.	5 ERIN CT		ROCKY RIVER	OH	44116
2900 PLYMOUTH, LLC	2900 PLYMOUTH AVE		ROCKY RIVER	OH	44116
Rocky River City Of	ERIN CT		Rocky River	OH	44116
Frank H Ruebsteck	4 ERIN CT		Rocky River	OH	44116
ROMANELLI, ANTHONY & NORA	21259 SNOWFLOWER DR		ROCKY RIVER	OH	44116
ERNIE & ANNE DEMANELIS	2850 WAGAR RD		ROCKY RIVER	OH	44116
MITCHELL, CARI A. & BRIAN C.	2 ERIN CT		ROCKY RIVER	OH	44116
WBRROH001 LLC	104 WILMOT RD MS 1435		DEERFIELD	IL	60015
GERARD, ALLEN W. AND GERARD, SALLY R.	8 ERIN CT		ROCKY RIVER	OH	44116
Mengay, Patricia	7 ERIN CT		Rocky River	OH	44116
Renee Tyler	2866 WAGAR RD		Rocky River	OH	44116
ECK, KARA L TRS	2890 WAGAR RD		ROCKY RIVER	OH	44116