

NOTICE OF PUBLIC MEETING

BOARD OF ZONING AND BUILDING APPEALS AGENDA

Wednesday, October 7th, 2026, at 7:00 p.m.

City Council Chambers, First Floor of Rocky River City Hall, 21012 Hilliard Blvd.

1. BOARD OF ZONING AND BUILDING APPEALS
Approval of BZA meeting minutes of September 10th, 2026.
2. Alec and Emily Goecke
20987 Morewood Pkwy
Variance: To construct a third-floor dormer addition with a height of 31'-8" vs the 25' that is permitted. Per Section: 1153.09 (a).
3. Chris and Irene Baus
21853 Lake Rd
Variance: To install a mini-split with a 7' side setback vs the 10' that is permitted. Per Section: 1153.15 (k)(1).
4. Zack Pence
22656 Peach Tree Ln
Variance: To install a private swimming pool in the side and rear yard vs private swimming pools are only permitted in the rear yard. Per Schedule: 1153.15 (6).
5. Joe Wehrheim
22209 Detroit Rd
Variance: To install a generator with a 1' side setback vs the 10' that is permitted. Per Section: 1153.15 (k)(2).
6. Mark and Kimberly Levinson
543 Morewood Pkwy
WITHDRAWN
Variance: To install an 8-foot side yard fence that is 6'-6" board-on-board and 1'-6" lattice vs in the side yard, the maximum fence height shall be five (5) feet. Per Section: 1153.15 (j)(2).
7. Victor and Paula Conti
2664 Country Club Blvd
Variance: To construct a detached covered patio that is 324 square feet vs the 250 square feet that is permitted. Per Section: 1153.15 (g)(3).
Variance: To construct a detached covered patio with a side setback of 3' vs the 7' that is permitted. Per Section: 1153.15 (g)(1).
Variance: To construct a detached covered patio with a chimney height of 15' vs the 12' that is permitted. Per Section: 1153.15 (g)(1).

8. 19440 Frazier Dr LLC
19440 Frazier Dr

Variance: To install a temporary construction sign 10'-10" from the street vs the 25' that is permitted. Per Section: 1193.09 (g)(1).

Variance: To install a temporary construction sign with a maximum area of 18 square feet vs the 6 square feet permitted. Per Section: 1193.09 (g)(2).

Variance: To install two temporary construction signs with a maximum height of 4' for the streetside sign and 6' for the riverside sign vs the 3' that is permitted. Per Section: 1193.09 (g)(2).