

**BOARD OF BUILDING CODE APPEALS
CITY OF NORTH OLMS TED
MINUTES FOR MAY 19, 2011**

ROLL CALL

Chair Sabo called the meeting to order at 5:30 p.m. in Council Chambers.

Present: Donna Sabo, Julianne Nader, BJ Meder, Dan Jarachovic

Staff: Building Commissioner Dale Mitchell, Clerk of Commissions Donna Rote

Mr. Meder moved, seconded by Mr. Jarachovic, to appoint Donna Sabo chair for 2011 which passed 3-0; Ms. Sabo abstained.

Ms. Sabo moved, seconded by Mr. Jarachovic, to appoint BJ Meder vice chair for 2011 which passed 3-0; Mr. Meder abstained.

REVIEW AND CORRECTION OF MINUTES

Mr. Jarachovic moved, seconded by Ms. Nader, to approve the Board of Building Code Appeals minutes of March 17, 2011 which passed 3-0; Mr. Meder abstained.

Mr. Meder moved, seconded by Ms. Nader, to approve the Board of Building Code Appeals minutes of April 21, 2011 minutes which passed 4-0.

OLD BUSINESS

Mark Weston; 4403 West Ranchview

Proposal consists of installing fencing where a fence is already installed.

The following variance is requested: a variance to install an 85 foot section of fence along rear property line where a fence already exists, section 1369.03(a)(3).

After being sworn in Mr. Weston said he was not aware his attendance was required and apologized for being absent in April. He would like to have a fence to contain his dogs in his yard. There is a CEI easement along the back of the property which prohibits the fence being placed along the property line. He does not own the existing rear fence which expands over two neighboring properties. One of the neighbors has allowed his section of split-rail fence to be removed however the other neighbor wishes to keep his fence. He has talked to his side neighbors who stated they have no objections to the chain link fence. Mr. Mitchell said he visited the site and one neighbor allowed his fence to be removed and the other fixed his fence to keep. He has no objections to the variance as there is a gate to maintain the easement area. Board members had no objections due to the existing CEI easement and a gate being added for access.

Mr. Meder moved, seconded by Mr. Jarachovic, to grant Mark Weston of 4403 West Ranchview a variance to install an 85 foot section of fence along rear property line where a fence already exists which includes a 4 foot gate for access to maintain easement area, section 1369.03(a)(3) which passed 4-0.

NEW BUSINESS

George Ruple; 2596 Tallwood Dr

Proposal consists of installing fencing where a fence is already installed.

The following variance is requested: a variance to install an 80 foot section of fence along rear property line where a fence already exists, section 1369.03(a)(3).

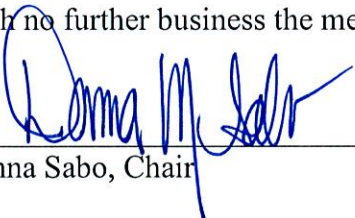
After being sworn in Mr. Ruple noted that both of his side neighbors had existing chainlink fences which he would like to continue across the back to close in his yard. There is a drainage easement which runs between all the rear yards and he will have a 4 foot gate for access to maintain the area. Mr. Mitchell said the applicant owns the entire easement area which is in the back of his home. The easement area includes a cleanout drain within the swell area. The Building Department has no objections to the request as there is a gate for maintenance and will be out of the drainage swell. Board members had no objections due to the existing drainage swell and a gate being added for access.

Ms. Sabo moved, seconded by Mr. Jarachovic, to grant George Ruple of 2596 Tallwood Dr a variance to install an 80 foot section of fence along rear property line where a fence already exists, which includes a 4 foot gate for access to maintain easement area, section 1369.03(a)(3), which passed 4-0.

Prior to adjournment Ms. Sabo said member Robert Lipcsey resigned his position on the board as his work schedule conflicted with the board meetings. She reviewed procedures for visiting residential sites and Mr. Mitchell advised members to not access an applicant's site without prior permission. He said he would have applicants submit a document for board members allowing them to access the property to view the proposed work. He will also have the applicant or city take photos of the site and documents will be placed in member's packets each month.

ADJOURNMENT

With no further business the meeting was adjourned at 6:25 p.m.



Donna Sabo, Chair



Donna Rote Clerk of Commissions

Approved:
