



City of Green

Central Administration
Building
1755 Town Park Blvd.
PO Box 278
Green, OH 44232

Agenda Board of Zoning Appeals

Thursday, June 18, 2026

6:00 PM

Council Chambers

I. Call To Order

II. Pledge of Allegiance

III. Roll Call

IV. Business Items

[TMP-5394](#)

BZA2026-0012 Donald Sedlock & Haley Burk, 3747 Chesterfield Dr., Green, OH 44319

The Appellants, Donald Sedlock & Haley Burk, 3747 Chesterfield Dr., in Green, are requesting a variance to allow a driveway that has a width of 26' within 10' of the road right-of-way line to remain as constructed. This does not comply with GCO Chapter 157, Planning and Development Code, specifically 157.134(7)(B)(3)(b) which specifies a maximum driveway width of 24' within 10' of the Right-Of-Way; The applicants are therefore requesting a 2' variance to permit a 26' wide driveway.

Attachments:

[Applications](#)

[Site Plan](#)

[GIS Map](#)

[TMP-5395](#) **BZA2026-0013 Translucent, LLC., 4442 Broadley Cir., Green, OH 44685**

The Appellant, Translucent, LLC., 3453 W. 140th St., in Cleveland, is requesting, on behalf of the homeowners at 4442 Broadley Cir., a 12' rear setback variance to permit a residential addition, a covered deck, to be constructed which would leave a 28' rear setback, where a 40' setback is required. This does not comply with GCO Table 157.101-1; Residential Site Development Standards.

Attachments: [Applications](#)
[HOA Approval](#)
[Site Plan](#)
[Plans](#)
[Aerial Photo](#)
[GIS Map](#)

[TMP-5396](#) **BZA2026-0014 Thomas DeMinico, 3849 Heron Watch Dr., Green, OH 44319**

The Appellant, Thomas DeMinico, 3849 Heron Watch Dr., is requesting a 10' rear setback variance to permit a residential addition, a deck, to be constructed which would leave a 10' rear setback, where a 20' setback is required. This does not comply with GCO Table 157.101-1; Residential Site Development Standards.

Attachments: [Applications](#)
[HOA approval](#)
[Site Plan](#)
[Plans](#)
[Photos of site area](#)
[GIS Map](#)

[TMP-5397](#) **BZA2026-0015 Larry Beyes, 852 Redwood Dr., Green, OH 44312**

The Appellant, Larry Beyes, 852 Redwood Dr., is requesting a 4' right side setback variance to permit a residential accessory, shed, to be constructed which would leave a 1' side setback, where a 5' setback is required. This does not comply with GCO Chapter 157, Planning and Development Code, specifically 157.087(2)(I); Accessory Uses.

Attachments: [BZA Application](#)
[Site Plan](#)
[Letter of Support](#)
[GIS Map](#)

[TMP-5398](#) **BZA2026-0016 James & Laura Brott, 3526 Mayfair Rd., Green, OH 44312**

The Appellants, James & Laura Brott, 3526 Mayfair Rd., are requesting (1) a variance to permit an accessory structure, a detached garage, to be constructed in the front yard where accessory structures are required to be in the rear yard. This does not comply with GCO, Chapter 157, Planning & Development Code, specifically, Table 157.087-1, Allowed Accessory Uses. And (2), a 10' accessory structure height variance to permit a detached garage to be 28' in height where 18' is the maximum height allowed. This is not compliant with GCO Chapter 157, Planning and Development Code, specifically 157.087(2)(F), Accessory Uses.

Attachments: [Applications](#)
[SCPH Approval](#)
[Site Plan](#)
[Building Info](#)
[GIS Map](#)

V. Unfinished Business**VI. Approval of Minutes from May 21, 2026 Meeting****VII. Adjournment**