

**CITY OF KENT  
BOARD OF ZONING APPEALS  
PUBLIC HEARING & BUSINESS MEETING  
JANUARY 25, 2021  
7:00 PM**

Due to the COVID-19 pandemic and the State of Ohio's Department of Health order, the Board of Zoning Appeals meeting will be held virtually.

Any public comments regarding the projects listed below should be submitted by emailing the Development Planner at [phileh@kent-ohio.org](mailto:phileh@kent-ohio.org) no later than 10:00 a.m. on Monday, January 25, 2021 in order to have comments be part of the official meeting minutes and records.

- I. CALL TO ORDER
- II. ADMINISTRATION OF OATH TO NEW MEMBER
- III. ROLL CALL
- IV. ELECTION OF OFFICERS
- V. PREAMBLE
- VI. ADMINISTRATION OF THE OATH
- VII. NEW BUSINESS

**A. BZ21-001 BENJAMIN TIPTON  
451 PARK AVENUE**

Sections: 1161.14(a)

Requests: The applicant is requesting the following:

- 1) A 9.5-foot variance from the 10-foot minimum side yard setback to allow a new detached accessory structure to be constructed 0.5 feet from the side property line (Section 1161.14(a)), and
- 2) A 5-foot variance from the 10-foot minimum rear yard setback to allow a new detached accessory structure to be constructed 5 feet from the rear property line (Section 1161.14(a)).

- 1. Public Comment**
- 2. Board of Zoning Appeals Discussion / Action**

**B. BZ21-002 MAZDA OF KENT  
1127 WEST MAIN STREET**

Sections: 1167.11(b)(1)

Request: The applicant is requesting 10-foot variance from the

required 20-foot minimum landscaping strip to allow a landscaping strip of 10 feet between the parking area and street right-of-way.

- 1. Public Comment**
- 2. Board of Zoning Appeals Discussion / Action**

**VIII. OTHER BUSINESS**

**IX. ADJOURNMENT**

Any person who requires an auxiliary aid or service for effective communication or a modification of policies and procedures to participate in any City or City Council public meeting or event should contact the Community Development Department at (330)678-8108. Any request for auxiliary aid or other accommodation should be made as soon as possible, but no later than forty-eight hours prior to the event.