

# VILLAGE OF BENTLEYVILLE

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## **Planning & Zoning Minutes Tuesday, March 11, 2021 6:00 p.m.**

### **ATTENDEES**

Katie Bunker - Chairperson

Ken Kvacek

Peter Kelly

Doug Miller

Leonard Spremulli

Jeff Filarski - Building Official & Engineer

Also in attendance was Law Director Chuck Nemer. Bob Oster from Green Source and Michael Caito on behalf of the (Brandenburg) homeowners.

Zoom Meeting called to order at 6:03 pm by Kvacek

### **OLD BUSINESS:**

Minutes of the prior December 8 meeting were not available for review and approval.

### **NEW BUSINESS:**

1. Bowen Brandenburg 5573 Liberty Rd. PP 941-13-011 -Variance to Section 1266.02 (e) to allow for the construction of a pool house with an area of 1,160 S.F (Includes covered porch)

Jeff Filarski reviewed the request for variance which was distributed to members prior to the meeting, Filarski asked if there were questions regarding the request. The property has 22 acres, secluded and has adequate space for the proposed improvements.

Kvacek questioned whether the current ordinance applied to all properties including ones with multiple acres. Filarski indicated that was correct and Kvacek suggested we may want to consider a proposed ordinance to allow increase in the number of building and square footage requirements to permit multiple acreage properties to have less restrictions. After a brief discussion Kelly stated the committee would continue to hear request and be aware that multiple acre estate type properties may be considered favorably for variances of this type.

Kvacek asked the committee if they would consider recommending the request to Village Council for a vote on the variance.

Roll Call Vote:

Kelly, Spremulli, Miller, Kvacek yes. No votes none.

It was unanimous to refer to council with a recommendation for approval of a variance at the next council meeting.

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Mr. Filarski instructed the representatives of the homeowners to participate in the upcoming council meeting.

Kvacek asked if there were any further questions or comments: None

Motion to conclude the meeting by Kelly, seconded by Miller. Meeting was concluded at 6:20 pm