



# City of Bexley

## Board of Zoning and Planning

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### Decision and Record of Action – December 5, 2024

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The City of Bexley Board of Zoning and Planning took the following action at this meeting:

Application No:       **BZAP-24-41**  
Address:               2111 Park Hill  
Applicant:             Steven Schwope  
Owner:                 Patrick King

**Request:** The applicant is seeking a certificate of appropriateness and an 18' 6" area variance to encroach into the street-side side yard setback for a new attached single bay garage addition.

**Motion #1:**       The following motion to the variances was made by Mr. Turner and seconded by Ms. Dorn.

The findings and decisions of the Board, as stated by Karen Bokor: The Board of Zoning and Planning finds that upon consideration of the application, evidence and testimony before it, the Board finds it appropriate to grant a certificate of appropriateness and an 18' 6" area variance to encroach into the street-side side yard setback for a new attached single bay garage addition with the condition that all minor changes are subject to approval by the Residential Design Consultant.

The applicant agreed to the proposed findings and decision of the Board.

**VOTE:** Mr. Turner, Ms. Dorn, Mr. Marsh, Mr. Schick, Mr. Rosenthal, Mr. Eshelbrenner, and Chairman Behal voting YES; Motion PASSES

**RESULT:**               The application to grant the certificate of appropriateness and variance was approved.

Staff Certification:       Recorded in the Official Journal this 5th day of December, 2024.

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Matt Klingler, Zoning Officer

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Karen Bokor, Design Consultant

cc: Applicant, File Copy to web