



Draft Agenda
Clintonville Area Commission
Zoning & Variance Committee
Clinton Heights Lutheran Church
15 Clinton Heights Ave.
July 26, 2023, 7:00 p.m.

1. Call to order.
2. Approve agenda.
3. Consider [draft minutes from previous meeting](#).
4. Consider [draft minutes from previous meeting](#).
5. Variance Agenda:
 1. GC23-027, 4218 Indianola Ave. [Application](#). [Gas line location](#). [Sign drawing](#). [Site plan](#). The Open Sky Day Spa seeks a variance to allow an off-premises sign in the same location as the existing sign. [CC3375.12\(B\)\(4\)](#).
 2. CV23-059, 3894 N. High St. [Application](#). The applicant seeks a variance to permit a multi-family use in an R-3 residential district. [CC3332.035](#).
 3. CV23-065, 170 Chatham Red. [Application](#). The homeowner requests variances to:
 1. Increase the garage size from 720 sf to 1,092 sf. [CC3332.38\(F\)](#).
 2. Increase the height of a detached garage from 15'-0" to 22'-1". [CC3332.38\(G\)](#).
 3. Allow for habitable space in a garage to not be connected directly to habitable space within the single-unit dwelling. [CC3332.38\(H\)](#).
3. Announce that the next meeting of the Clintonville Area Commission will be Thursday August 3, 2023, 7:00 p.m., at the Whetstone Library, and the next meeting of the Zoning & Variance Committee will be Wednesday, August 30, 2023, 7:00 p.m., at the Clinton Heights Lutheran Church.