

RECORD OF PROCEEDINGS
TOWNSHIP BOARD OF ZONING APPEALS—REGULAR

Minutes of

Meeting

Adam Hall

GOVERNMENT FORMS & SUPPLIES 844-224-3338 FORM NO. 10148

11455 Washington Street

May 11, 2021

Held

BZA-2021-09c

20

MEMBERS PRESENT: ROBERT FORD, DOUG HOGAN, DAVID PARKER, BRIAN STEWART, LEWIS TOMSIC, MICHAEL VARLEY, ERIC FORD

MEMBER ABSENT: NONE

MEMBERS HEARING

THE CASE: Hogan, Parker, Stewart, Tomsic, R. Ford

DOCUMENTS

IN CASE FILE: See Case File, the case file is included as part of the official record.. Including the Auburn Township Zoning Resolution

BZA-2021-09c--a request for a conditional use certificate submitted by Crash Champions, LLC, for an auto body repair garage located at 9967 Washington Street, Auburn Township, OH 44023, in a B-1 zoning district.

Chairman Hogan moved to the last item on the agenda which was:

BZA-2021-09c--a request for a conditional use certificate submitted by Crash Champions, LLC, for an auto body repair garage located at 9967 Washington Street, Auburn Township, OH 44023, in a B-1 zoning district.

Since the Crash Champions' attorney, driving in from Chicago, arrived late, Chairman Doug Hogan swore him in.

Mark Kehoskie, attorney for Crash Champions, introduced himself to the Board. He passed out a paper presentation describing who is Crash Champions, what their national platform is, and what the corporation replicates.

Attorney Kehoskie explained that the current building and its parking, that previously housed the Excalibur business, is not able to handle the flow of cars Crash Champions needs for its business. Because of this, Crash Champions needed to expand and that is why they are purchasing the additional facility at 9967 Washington Street for office space and as a drive in center for their business.

He also commented that this additional space will allow their customers to be "out of the elements." Mr. Kohoskie further described that there will be two lanes going into the building, with an additional area for cars to park. He commented that they will also be doing car detailing done inside the building and there will be offices in the front of the building.

Vic Cizak introduced himself to the Board and indicated that he is the realtor that is representing the current owner of the building, Leonard Ostrander.

Mr. Hogan asked if Crash Champions would be leasing out any of the offices in the front of the building. Mr. Kehoskie indicated that they were not planning on it, but if they did, it would be to some of their insurance partners.

Mr. Hogan asked if there were any other questions from Board members.

Mr. Kehoskie also indicated that they were going to be bringing their corporate branding to the building and showed details of the signage. He indicated that they would get zoning approval for the signage. It was noted that with the building location, any signage would not have road visibility.

Mr. Stewart asked if they had any other Ohio locations. It was noted that there are 12 locations in Ohio and the closest one would be in Mentor Ohio.

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Mr. Hogan asked how many cars they would be able to park at the location. The attorney explained that there is parking available throughout the complex to accommodate thirty (30) cars.

It was noted that they are currently turning and delivering fifteen (15) to twenty (20) cars on a regular consistent basis from the current location.

It was clarified that at Crash Champions' current location in Rad Van, that Crash Champions is operating their business by leasing the facility from Bill Collins, the owner of the building, but that they are purchasing this current building at 9967 Washington.

David Parker asked when they would be getting started. The attorney indicated that they will proceed forward with the design for the needed changes in the building within three (3) to four (4) months.

Conditions were discussed.

Motion by Brian Stewart, seconded by Lewis Tomsic to grant BZA-2021-09c,--a request for a conditional use certificate submitted by Crash Champions, LLC, for an auto body repair garage located at 9967 Washington Street, Auburn Township, OH 44023, in an B-1 zoning district, with the following conditions:

1. Any new additional lighting will be approved by the Zoning Department.
2. Signage to be approved by the Zoning Department.
3. Comply with Auburn Township Zoning Resolution, Article 3.01, Development Standards and Article 3.02 Maintenance Standards.
4. Comply with Auburn Township Zoning Resolution, Article 5.03(j) regulating to Auto Repair Garage.
5. Must receive an occupancy permit from the Geauga County Building Department.
6. Must receive approval from the Auburn Township Volunteer Fire Department.
7. Conditional Use Permit will be reviewed after one (1) year of operation in the new building, or sooner if there is an issue.

Vote: Stewart, yes; Tomsic, yes; R. Ford, yes; Parker, yes; and Hogan, yes. The motion was granted.

Motion by Brian Stewart to approve the minutes for BZA-2021-02v (Caronite). The motion was seconded by David Parker. **Vote:** Stewart, yes; Tomsic, yes; R. Ford, yes; Parker, yes; and Hogan, yes. The motion was granted.

Motion by Brian Stewart to approve the findings of fact for BZA-2021-02v (Caronite). The motion was seconded by David Parker. **Vote:** Stewart, yes; Tomsic, yes; R. Ford, yes; Parker, yes; and Hogan, yes. The motion was granted.

Motion by Doug Hogan, seconded by Brian Stewart to approve the minutes for BZA-2021-04v (Miller). **Vote:** R. Ford, yes; Stewart, yes; M. Varley, yes; Parker, yes; and Hogan, yes. The motion was granted.

Motion by Brian Stewart, seconded by Lewis Tomsic to approve the minutes for BZA-2021-06v (Reinart). **Vote:** Stewart, yes; Tomsic, yes; R. Ford, yes; Parker, yes; and Hogan, yes. The motion was granted.

Motion by Brian Stewart, seconded by Lewis Tomsic to approve the findings of fact for BZA-2021-06v (Reinart). **Vote:** Stewart, yes; Tomsic, yes; R. Ford, yes; Parker, yes; and Hogan, yes. The motion was granted.

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Held 11455 Washington Street May 11, 2021
BZA-2021-09c 20

Motion by Brian Stewart, seconded by Lewis Tomsic to approve the minutes for BZA-2021-08v (Sevel). Vote: Stewart, yes; Tomsic, yes; R. Ford, yes; Parker, yes; and Hogan, yes. The motion was granted.

Motion by Brian Stewart, seconded by Lewis Tomsic to approve the findings of fact for BZA-2021-08v (Sevel). Vote: Stewart, yes; Tomsic, yes; R. Ford, yes; Parker, yes; and Hogan, yes. The motion was granted.

The next meeting will be June 8, 2021.

Motion by David Parker to adjourn the meeting, seconded by Robert Ford. Vote: Stewart, yes; Tomsic, yes; R. Ford, yes; Parker, yes; and Hogan, yes. The motion was granted.

The meeting adjourned.

Minutes submitted by:

Minutes Approved on:


Jane Hardy, BZA Secretary

June 8, 2021


Doug Hogan, Chairman