

City of Circleville Board of Zoning Appeals

City Hall Building | 127 South Court St | 2nd Fl. Council Chambers| Circleville, OH.

BZA AGENDA

Monday, April 14, 2025, at 6:30 p.m.

Chairs and Board Members w/Terms

Kevin Driesbach	02/02/2028	Misty Laxton	03/31/2028
Dennis Garlington	02/22/2025	Tyler Cobb, Zoning Inspector	
Connie Kelly	07/19/2027	Tom Klitzka, Council Liaison	
Fred Kennedy	02/01/2030	Melissa Burns, Clerk	

The BZA hears appeals in matters related to the zoning ordinances. Because the Board acts somewhat like a court, it is called a quasi-judicial body. The Board is required to follow procedures set forth to evaluate the facts in each case.

Call Meeting to Order and Roll Call.

- a) Chair and Vice Chair Elections.
- b) Approval of BZA meeting minutes from May February 10, 2025.
- c) Public Hearings:
 - a) #1-25 Variance/Appeals, Requested by Troy Baldwin, 2669 National Rd Zanesville, OH 43701
Property address: 1280 S Court St Circleville, OH 43113 Denial of Permit: Applicant is requesting to add another wall sign where the is no road frontage and does not allow for a wall sign in that location.
Parcel# AO541090001800
Property Zoning District: GB
 - b) #2-25 Variance/Appeals, Requested by Kyle Gessells, 1509 Blatt Blvd. Gahanna, OH 43230
Property address: 1421 N Court St Circleville, OH 43113 Denial of Permit: Applicant is requesting to install a 6ft chain- link fence to go around a future playground and to keep children away from a storm water basin.
Parcel# AO511350102200
Property Zoning District: GB
 - c) #3-25 Variance/Appeals, Requested by Sign Vision Co., 1021 Claycraft Rd Columbus, OH 43230
Property address: 175 Lancaster Pk Circleville, OH 43113 Denial of Permit: Applicant is requesting to allow a total area of square footage for signs that equals, 523 sq ft. The maxi- mum area of square footage for signs allowed on a corner lot is 500 sq ft.
Parcel# AO510390000700, AO510390000701, AO510390000800, AO510390001000
Property Zoning District: GB
- d) Any Other Business:
 - a. BZA Alternate applicant Nathaniel Victor Ward.
- e) Adjournment

Board of Zoning Appeals