

STATE OF OHIO)
COUNTY OF MAHONING) SS:
TOWNSHIP OF POLAND)

POLAND TOWNSHIP BOARD OF ZONING APPEALS

PUBLIC HEARING

MAY 7, 2025 - 7:00 P.M.

CASE #ZA-01-25

RE: Case #ZA-01-25 - Charles P. Kish

Variance Request

Case #ZA-01-25: Is a variance request by Charles P. Kish to obtain relief from allowable accessory buildings on one lot. He wishes to construct a (384) three hundred eight-four square foot (16' x 24') accessory building and requests to retain the structure he currently has of (576) five hundred seventy-six square feet (24' x 24') building. The property is located at 2544 Country Lane, knowns as Parcel Number 39-002-0-113.00-0, Lot Number 165 and is situated in Poland Township, Poland, Ohio, in an (R-1) Residential-1 Zoning District.

1 **APPEARANCES:**

2 **POLAND TOWNSHIP BOARD OF ZONING APPEALS**

3 Michael Johnston, Chairman and Member of the Board
4 Ricky Morrison, Vice-Chairman/Member of the Board
5 Robert Durick, Member of the Board
6 John Grahovac, Member of the Board
7 Arthur "Buzz" Kelty, Alternate Member of the Board

8 Patty Magazzine, Zoning Inspector

9 **ON BEHALF OF THE APPELLANTS:**

10 Charles and Sherry Kish, Appellants

11
12 **PLACE:** Poland Township Government Center
13 3339 Dobbins Road
14 Youngstown, Ohio 44514

15 **REPORTER:** Dena K. Crissman, M.S., R.P.R., C.R.I.
16 Registered Professional Reporter
17 4308 Lyntz Townline Road, S.W.
18 Warren, OH 44481
19 E-mail: dkcrissman@ysu.edu
20 Office: 330-502-8862
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P R O C E E D I N G S

PUBLIC HEARING

(WHEREAS, THE PUBLIC HEARING
BEFORE THE POLAND TOWNSHIP BOARD
OF ZONING APPEALS, IN CASE
#ZA-01-25, COMMENCED ON
WEDNESDAY, MAY 7TH, 2025, AT
7:00 P.M. FIRST ON THE AGENDA,
THE 2025 REORGANIZATIONAL
MEETING WAS HELD. RICKY
MORRISON MADE A MOTION TO
NOMINATE MICHAEL JOHNSTON AS
CHAIR FOR CALENDAR YEAR 2025.
JOHN GRAHOVAC SECONDED THE
MOTION. THERE WAS A UNANIMOUS
VOTE IN FAVOR, WITH MICHAEL
JOHNSTON ABSTAINING -- ROLL CALL
VOTE: 4, AYE; 0, NAY; 1,
ABSTAINED. MICHAEL JOHNSTON
THEN MADE A MOTION TO NOMINATE
RICKY MORRISON AS VICE-CHAIR FOR
THE CALENDAR YEAR 2025. ROBERT
DURICK SECONDED THAT MOTION.
THERE WAS A UNANIMOUS VOTE IN
FAVOR, WITH RICKY MORRISON

1 ABSTAINING -- ROLL CALL VOTE:
2 4, AYE; 0, NAY; 1, ABSTAINED.
3 WHEREAS, MICHAEL JOHNSTON TOOK A
4 MOMENT TO WELCOME ARTHUR "BUZZ"
5 KELTY AS A NEW MEMBER OF THE
6 POLAND TOWNSHIP ZONING BOARD OF
7 APPEALS FOR 2025. WHEREAS, THE
8 NEXT ITEM ON THE AGENDA WAS
9 APPROVAL OF THE MINUTES FROM
10 DECEMBER 5TH, 2024, CASES
11 #ZA-11-24 AND #ZA-12-24. A
12 MOTION WAS MADE BY MICHAEL
13 JOHNSTON TO APPROVE BOTH CASES'
14 MINUTES CONCURRENTLY. SECOND BY
15 ROBERT DURICK. THERE WAS
16 APPROVAL OF THE MINUTES, WITH
17 JOHN GRAHOVAC AND ARTHUR KELTY
18 ABSTAINING -- INDICATING THAT
19 THEY WERE NOT IN ATTENDANCE FOR
20 THOSE CASES. ROLL CALL VOTE:
21 3, AYE; 0, NAY; 2, ABSTAINED.
22 WHEREAS, NEXT ON THE AGENDA,
23 MICHAEL JOHNSTON, CHAIRMAN, THEN
24 INTRODUCED ZONING CASE
25 #ZA-01-25, FOR MAY 7TH, 2025,

1 AND READ THE LEGAL NOTICE INTO
2 THE RECORD, AND GAVE A BRIEF
3 BACKGROUND ON THE CASE. THE
4 APPELLANTS, CHARLES AND SHERRY
5 KISH, PRESENTED THEIR CASE TO
6 THE BOARD. THE BOARD INQUIRED.
7 EVERYONE WAS GIVEN AMPLE
8 OPPORTUNITY TO SPEAK. GREGG AND
9 ROSA RICHLEY, ABUTTING PROPERTY
10 OWNERS, WERE IN ATTENDANCE,
11 ASKED QUESTIONS -- AND REQUESTED
12 THAT A FENCE BE INSTALLED FOR
13 PRIVACY. THE APPELLANT
14 ADDRESSED QUESTIONS AND CONCERNS
15 RAISED. AN AGREEMENT WAS
16 REACHED, BETWEEN THE APPELLANTS
17 AND THE NEIGHBORS, WITH ALL
18 TESTIMONY INCORPORATED AND MADE
19 PART OF THE OFFICIAL CASE
20 RECORD. EVERYONE WAS GIVEN
21 AMPLE OPPORTUNITY TO SPEAK. THE
22 FOLLOWING MOTION WAS THEN MADE
23 BY THE POLAND TOWNSHIP BOARD OF
24 ZONING APPEALS IN CASE
25 #ZA-01-25:)

1 MR. JOHNSTON: Anyone like to
2 make a motion on this case?

3 MR. MORRISON: I, Ricky
4 Morrison -- I would like to make a motion in
5 Case ZA-01-25, to allow the construction of a
6 16' x 24' foot shed, as per the plan
7 submitted -- as well as retain the existing 576
8 square foot accessory building on the property.

9 MR. JOHNSTON: Would you like
10 -- can you read that back for us?

11 COURT REPORTER: Sure.

12 (WHEREAS, THE MOTION IN CASE
13 #ZA-01-25 ON PAGE 6, LINES 3-7,
14 WAS READ BACK BY THE COURT
15 REPORTER, AND PROCEEDINGS WERE
16 AS FOLLOWS:)

17 MR. MORRISON: Perfect.

18 MR. JOHNSTON: Do we have a
19 second for that?

20 MR. DURICK: I'll second
21 that.

22 MR. JOHNSTON: Second by
23 Mr. Durick -- you can poll the Board, please.

24 MS. MAGAZZINE: Sorry, I was
25 writing notes -- okay, Ricky Morrison?

1 MR. MORRISON: Yes.

2 MS. MAGAZZINE: Robert

3 Durick?

4 MR. DURICK: Yes.

5 MS. MAGAZZINE: John

6 Grahovac?

7 MR. GRAHOVAC: Yes.

8 MS. MAGAZZINE: Michael

9 Johnston?

10 MR. JOHNSTON: Yes.

11 MS. MAGAZZINE: And Arthur

12 Kelty?

13 MR. KELTY: Yes.

14 (ROLL CALL VOTE: 5, AYE;

15 0, NAY; 0, ABSTAINED)

16 MS. MAGAZZINE: Okay.

17 MR. JOHNSTON: Guys, you're
18 free to construct. Come and see Patty, here,
19 in the next week or so and get your paperwork
20 lined up, and we appreciate your flexibility
21 working with your neighbors, here -- and your
22 flexibility in coming in and talking this
23 through.

24 MR. RICHLEY: May I have a
25 moment or two to ask -- a separate issue --

1 very short?

2 MR. JOHNSTON: Sure.

3 MS. MAGAZZINE: Sure.

4 MR. RICHLEY: Personal

5 question --

6 COURT REPORTER: Is this on
7 the record with that case?

8 MS. MAGAZZINE: I don't -- I
9 don't know -- should it be?

10 FROM THE BOARD: (INAUDIBLE)

11 COURT REPORTER: I think you
12 need to --

13 MS. MAGAZZINE: -- adjourn
14 first. Are we ready to adjourn?

15 COURT REPORTER: -- just
16 adjourn this --

17 MR. JOHNSTON: Any other
18 business for this Board tonight?

19 (WHEREAS, THERE WAS NO RESPONSE
20 FROM THE BOARD, AND PROCEEDINGS
21 WERE AS FOLLOWS:)

22 MR. JOHNSTON: We'll have a
23 motion to adjourn.

24 MR. MORRISON: Adjourn.

25 MR. JOHNSTON: We are

1 adjourned. We -- we offline, sir?

2 COURT REPORTER: Do we have a
3 second on that?

4 MS. MAGAZZINE: Who made the
5 motion -- Michael -- to adjourn?

6 MR. JOHNSTON: Sure.

7 MS. MAGAZZINE: And who's
8 making a second?

9 MR. MORRISON: I'll second
10 it.

11 MS. MAGAZZINE: Okay, you
12 want me to poll them?

13 COURT REPORTER: It's fine.

14 MS. MAGAZZINE: All in favor?

15 MR. KELTY: Aye.

16 MR. DURICK: Aye.

17 MR. GRAHOVAC: Aye.

18 MR. JOHNSTON: Aye.

19 MR. MORRISON: Aye.

20 (VOICE VOTE: 5, AYE; 0, NAY;
21 0, ABSTAINED)

22 MS. MAGAZZINE: Okay.

23 (WHEREUPON, THE PUBLIC HEARING
24 BEFORE THE POLAND TOWNSHIP BOARD
25 OF ZONING APPEALS, IN APPEAL

1 CASE #ZA-01-25, CONCLUDED AT
2 7:17 P.M. ALL ORIGINAL EXHIBITS
3 AND DOCUMENTATION WERE RETAINED
4 BY THE POLAND TOWNSHIP ZONING
5 OFFICE AND FILED/INCORPORATED
6 INTO THE CASE RECORD.)

7 * * *

1 STATE OF OHIO)
2) ss. REPORTER'S CERTIFICATE
3 COUNTY OF TRUMBULL)

4
5
6
7
8 I certify that the above and foregoing is a true
9 and partial transcript of the minutes and motions made
10 during the Public Hearing, as shown by stenotype notes
11 written by me, in the presence of the witnesses at the time
12 of the Public Hearing.

13
14 *Dena K. Crissman, M.S., R.P.R., C.R.I.*

15 Dena Kay Crissman, Notary Public
16 My Commission Expires 2-08-2029



	AMPLE [2] 5/7 5/21 Any [1] 8/17 Anyone [1] 6/1 APPEAL [1] 9/25 APPEALS [6] 1/4 2/2 3/5 4/7 5/24 9/25 APPEARANCES [1] 2/1 APPELLANT [1] 5/13 APPELLANTS [4] 2/8 2/9 5/4 5/16 appreciate [1] 7/20 APPROVAL [2] 4/9 4/16 APPROVE [1] 4/13 are [2] 8/14 8/25 Arthur [4] 2/5 4/4 4/17 7/11 as [10] 1/15 3/12 3/21 4/5 6/6 6/7 6/7 6/16 8/21 11/10 ask [1] 7/25 ASKED [1] 5/11 ATTENDANCE [2] 4/19 5/10 AYE [10] 3/18 4/2 4/21 7/14 9/15 9/16 9/17 9/18 9/19 9/20	Do [2] 6/18 9/2 Dobbins [1] 2/12 DOCUMENTATION [1] 10/3 don't [2] 8/8 8/9 Durick [5] 2/4 3/23 4/15 6/23 7/3 during [1] 11/10
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