



BATH TOWNSHIP

Summit County, Ohio

ZONING

3864 West Bath Road P.O. Box 1188 Bath, Ohio 44210-1188 330.666.4007 Fax:330.666.0305 www.bathtownship.org

- Conditional Use Application -

For office use only:	ARC File No.:	BZA File No.: 11-12
Associated permits:		

Applicant Data

Name: Deborah Watkins / Charles Watkins
 Company Name: Lifeforce Yoga
 Address: 300 N. Cleveland - Massillon Rd
 Telephone No.: 440.567.8098

Property Data

Zoning District: (circle one) R-1 R-2 R-3 R-4 B-1 B-2 B-3 B-4
 Corner Lot: Yes No Note: Corner lots are required to meet the front setback on both streets.
 Property Address: 300 N. Cleveland - Massillon Rd Parcel No.: 04
 Allotment Name: Commonwealth Square Lot No.: _____
 Owner(s): Finton Investment Inc.
 Owner Address: 24732 S.R. 621 Coshocton, OH 43812
 Telephone No.: 740-622-4403

Conditional Use(s) Requested

Below list the specific section of the Zoning Resolution referencing the conditional use being sought as well as a description of each use.

1. Section: 408.3 Description: Human medical care -
A yoga studio
Suite W2

2. Section: _____ Description: _____

3. Section: _____ Description: _____

4. Section: _____ Description: _____

Contiguous Property Owners List (name & tax mailing address)

1. Signature Health Services 300 N. Cleveland.
(lower level office) Massillon Rd. Akron 443
2. _____
3. _____
4. _____
5. _____
6. _____
7. _____
8. _____
9. _____
10. _____

Data Required With Conditional Use Application (8 copies of each along with a digital copy of site plan and plans)

1. Site plan as specified in **Article III, Section 301-5.**
2. Complete plans and specifications for all proposed development and construction, and where appropriate, reclamation.
3. A statement supported by substantiating evidence regarding the requirements enumerated in **Article VIII, Section 801-2.**
4. Applicant shall state a reasonable time to complete development plans or proposed structure.
5. The recommendations of the Appearance Review Commission as specified in **Article XI.**

Applicant Certification

Applicant Signature: Deborah A. Watkins Date: 5-14-2011

Fee – due at time of application (make check payable to Bath Township Trustees)

- for residential applications – two hundred dollars (\$200.00)
- for commercial/business applications – three hundred dollars (\$300.00)
- for major subdivisions or use variances – five hundred dollars (\$500.00)

For Office Use Only

Appearance Review Commission File No.: ARC - -

Board of Zoning Appeals File No.: BZA - -

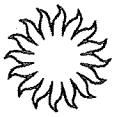
Hearing Date: _____ Public Notice Date: _____

Published In: _____ Abutting Property Owners Notification Date: _____

- Approved Approved with Conditions Denied

Comments: _____

Zoning Inspector Signature: _____ Date: _____



BATH TOWNSHIP

Summit County, Ohio

June 6, 2011

Bath Township Board of Zoning Appeals Case No. BZA-11-12

Notice is hereby given that the Bath Township Board of Zoning Appeals will hold a public hearing at the Bath Township Administrative Offices, 3864 W. Bath Road, Bath, Ohio on June 21, 2011 at 7:00 p.m. for the appeals of **Case No. BZA-11-12**, Deborah and Charles Watkins, Lifesource Yoga, 300 N. Cleveland-Massillon Road, requesting Conditional Use approval per Article IV, Section 408-3-A for a human medical care yoga studio. Property is located at 300 N. Cleveland-Massillon Road in the B-3 Business District.

This message is for the purpose of giving abutting property owners and other interested parties a notice of such hearing. However, this hearing is not limited to those persons receiving a copy of this notice. If you know of any property owners or affected neighbors who are interested and have not received a copy of this notice, please have them contact the undersigned.

Applicant or agent for said application must be present for this meeting.

Sincerely,

Martha M. Ferch
Deputy Zoning Inspector

cc: Board of Trustees – Bath Township
Board of Zoning Appeals (6)
Sharon Troike, Fiscal Officer
File
Applicant
Signature Health Services, 300 N. Cleveland-Massillon Road, Akron 44333
Infocision Management Company, 286 N. Cleveland-Massillon Road, Akron 44333
Great Lakes Financial Advisors Group, 312 N. Cleveland-Massillon, Unit A, Akron 44333
North Investments Ltd., 302 N. Cleveland-Massillon Road, Unit B-4, Akron 44333
Sara Jane Taylor, 306 N. Cleveland-Massillon Road, Unit 306, Akron 44333
1720 Merriman Properties, 308 N. Cleveland-Massillon Road, Unit C-2, Akron 44333
Joseph Harrison, 310 N. Cleveland-Massillon Road, Unit B-2, Akron 44333
Counsellors Inc., 304 N. Cleveland-Massillon Road, Unit B-3, Akron 44333
Jonh J. Hemminger Construction Co., 291 N. Cleveland-Massillon Road, Akron 44333

Parcels

Rec	Alt ID	Parid	Address	Owner 1
1	BA0003302010000	0500528	286 N CLEVELAND MASSILLON RD	INFOCISION MANAGEMENT CORPORATION
2	BA0003321001000	0500538	300 N CLEVELAND MASSILLON UNIT A RD	FINTON EQUIPMENT INC
3	BA0003321002001	0405561	312 CLEVELAND MASSILLON UNIT B1 RD	GREAT LAKES FINANCIAL ADVISORS GROUPPROPERTIES
4	BA0003321005001	0500542	302 CLEVELAND MASSILLON B-4 RD	NORTH INVESTMENTS LTD
5	BA0003321006000	0500547	306 N CLEVELAND MASSILLON UNIT 306 RD	TAYLOR SARA JANE
6	BA0003321007000	0406086	308 N CLEVELAND MASSILLON UNIT C2 RD	1720 MERRIMAN PROPERTIES INC
7	BA0003302014000	0403384	340 N CLEVE MASS RD	COUNTY OF SUMMIT
8	BA0003321003001	0405562	310 N CLEVELAND MASSILLON UNIT B2 RD	HARRISON JOSEPH R
9	BA0003321004001	0500541	304 CLEVELAND MASSILLON UNIT B3 RD	COUNSELLORS INC
10	BA00033A8001000	0407372	N CLEVELAND MASSILLON RD	COMMONWEALTH SQUARE CONDOMINIUM
11	BA00033A8002000	0500807	N CLEVELAND MASSILLON RD	COMMONWEALTH SQUARE CONDOMINIUM
12	BA0051501001000	0500392	291 N CLEVELAND MASSILLON RD	JOHN J HEMMINGER CONSTRUCTIONCO INC

[Zoom to these records](#)



BATH TOWNSHIP

Summit County, Ohio

Bath Township
Board of Zoning Appeals
June 21, 2011 7:00 p.m.
Bath Township Administrative Offices
3864 West Bath Road

I. Call To Order

II. New Business

BZA-11-12

Deborah Watkins/Charles Watkins

Lifesource Yoga

300 N. Cleveland-Massillon Road

Requesting Conditional Use approval per Article IV, Section 408-3-A for human medical care yoga studio – B-3.

BZA-11-13

John Grabenstetter

1188 Meadow Spur

Requesting Conditional Use approval per Article IV, Section 412 for steep slopes and variance approvals from Article IV, Section 411 for encroachment in the Riparian Setback and from Article III, Section 301-4-P-1-b for reduction in the front yard setback to construct an accessory structure. – R-2.

BZA-11-14

Robert P. Deveney for Discover Life Church

1007 Ghent Road

Requesting Conditional Use approval per Article IV, Section 406-3-B for a church building used for the purpose of religious worship. – B-1.

BZA-11-15

Paul Meyer for Ken Stewart's Lodge

1911 N. Cleveland-Massillon Road

Requesting variance from Article V, Section 501-4-B-1 for temporary advertising sign for use during daylight hours only on Thursdays through Sundays only until end of October 2011. – B-1.

BZA-11-16

Hallie Bowie, New Leaf Home Design

531 Lois Drive

Requesting variance from Article IV, Section 402-4-D for reduction in the front yard setback for an addition. – R-2.

BZA-11-17

James Egleston

3902 Everett Road

Requesting variance from Article IV, Section 402-4-F for reduction in side yard setback for an addition- R-2.

III. Old Business

BZA-11-01- Tabled January 18, 2011 to May 17, 2011

Susan Moore-Arkinetics, Inc. for

Circle K Gas Station

791 N. Cleveland-Massillon Road

Requesting variance(s) from Article IV, Section 406-4-B, C and D for reduction of the minimum front, side and rear yard setback and from Article IV, Section 411 for construction within the riparian setback for an addition. – B-1.

IV. Adjourn



BATH TOWNSHIP

Summit County, Ohio

June 1, 2011

Leader Publication
Classified Department
www.classads@akron.com
3075 Smith Road, Suite 204
Akron, OH 44333

Dear Jessica:

Please run the following legal advertisements for one day only on Thursday, June 9, 2011.

“Notice of Public Hearing”

Notice is hereby given that the Bath Township Board of Zoning Appeals will hold a public hearing at the Bath Township Administrative Offices, 3864 W. Bath Road, Bath, Ohio on Tuesday, June 21, 2011 at 7:00 p.m. for the appeals of: **(1) Case No. BZA-11-12**, Deborah and Charles Watkins, Lifesource Yoga, 300 N. Cleveland-Massillon Road, requesting Conditional Use approval per Article IV, Section 408-3-A for a human medical care yoga studio. Property is located at 300 N. Cleveland-Massillon Road in the B-3 Business District. **(2) Case No. BZA-11-13**, John Grabenstetter, 1188 Meadow Spur, requesting Conditional Use approval per Article IV, Section 412 for steep slopes and variance approvals from Article IV, Section 411 for encroachment in the Riparian Setback and from Article III, Section 301-4-P-1-b for reduction in the front yard setback to construct an accessory structure. Property is located at 1188 Meadow Spur in the R-2 Residential District. **(3) Case No. BZA-11-14**, Robert P. Deveney, Discover Life Church, 1007 Ghent Road, requesting Conditional Use approval per Article IV, Section 406-3-B for a church building used for the purpose of religious worship and variance approval from Article VIII, Section 802-A for a reduction from the 100' distance from all property lines and right-of-ways. Property is located at 1007 Ghent Road in the B-1 Business District. **(4) Case No. BZA-11-15**, Paul Meyer for Ken Stewart's Lodge, 1911 N. Cleveland-Massillon Road requesting variance from Article V, Section 501-4-B-1 for temporary advertising sign for daytime hours on Thursdays through Sundays only until end of October 2011. Property is located at 1911 N. Cleveland-Massillon Road in the B-1 Business District. **(5) Case No. BZA-11-16**, Hallie Bowie, New Leaf Home Design, 1792 Brookshire Road for Firouz & Kristen Daneshgari, 531 Lois Drive, requesting variance from Article IV, Section 402-4-D for reduction in the front yard setback to construct an addition. Property is located at 531 Lois Drive in the R-2 Residential District. **(6) Case No. BZA-11-17**, James Egleston, 3902 Everett Road requesting variance from Article IV, Section 402-4-F for reduction in the side yard setback to construct an addition. Property is located at 3902 Everett Road in the R-2 Residential District.

Applications are on file at the Township Administrative Offices and available for viewing. All meetings are open to the public.

Wm J. Funk Jr.

William J. Funk Jr.
Zoning Inspector/Administrator

Send invoice and affidavit of publication to: Bath Township Trustees, c/o Sharon A. Troike, Fiscal Officer, P.O. Box 1188, Bath, OH 44210-1188
3864 West Bath Road P.O. Box 1188 Bath, Ohio 44210-1188 330.666.4007 Fax:330.666.0305 www.bathtownship.org

SPECIAL NOTICES

Notice of Public Hearing

Notice is hereby given that the Bath Township Board of Zoning Appeals will hold a public hearing at the Bath Township Administrative Offices, 3864 W. Bath Road, Bath, Ohio on Tuesday, June 21, 2011 at 7:00 p.m. for the appeals of: (1) **Case No. BZA-11-12**, Deborah and Charles Watkins, Lifesource Yoga, 300 N. Cleveland-Massillon Road, requesting Conditional Use approval per Article IV, Section 408-3-A for a human medical care yoga studio. Property is located at 300 N. Cleveland-Massillon Road in the B-3 Business District. (2) **Case No. BZA-11-13**, John Grabenstetter, 1188 Meadow Spur, requesting Conditional Use approval per Article IV, Section 412 for steep slopes and variance approvals from Article IV, Section 411 for encroachment in the Riparian Setback and from Article III, Section 301-4-P-1-b for reduction in the front yard setback to construct an accessory structure. Property is located at 1188 Meadow Spur in the R-2 Residential District. (3) **Case No. BZA-11-14**, Robert P. Deveney, Discover Life Church, 1007 Ghent Road, requesting Conditional Use approval per Article IV, Section 406-3-B for a church building used for the purpose of religious worship and variance approval from Article VIII, Section 802-A for a reduction from the 100' distance from all property lines and right-of-ways. Property is located at 1007 Ghent Road in the B-1 Business District. (4) **Case No. BZA-11-15**, Paul Meyer for Ken Stewart's Lodge, 1911 N. Cleveland-Massillon Road requesting variance from Article V, Section 501-4-B-1 for temporary advertising sign for daytime hours on Thursdays through Sundays only until end of October 2011. Property is located at 1911 N. Cleveland-Massillon Road in the B-1 Business District. (5) **Case No. BZA-11-16**, Hallie Bowie, New Leaf Home Design, 1792 Brookshire Road for Firouz & Kristen Daneshgari, 531 Lois Drive, requesting variance from Article IV, Section 402-4-D for reduction in the front yard setback to construct an addition. Property is located at 531 Lois Drive in the R-2 Residential District. (6) **Case No. BZA-11-17**, James Egleston, 3902 Everett Road requesting variance from Article IV, Section 402-4-F for reduction in the side yard setback to construct an addition. Property is located at 3902 Everett Road in the R-2 Residential District.

Applications are on file at the Township Administrative Offices and available for viewing. All meetings are open to the public.

William J. Funk Jr.
Zoning Inspector/ Administrator

23571

\$ 300.00 Date 5/16 20 11

OFFICE OF THE TOWNSHIP FISCAL OFFICER

Bath Township, Summit County, Ohio

Received of Deborah Watkins
Three hundred dollars : 00/100 Dollars

For BZA 11-12
213-03-113-4-5-2510

J. A. Kreike Fiscal Officer

Signature of party making payment _____

Dayton Legal Blank, Inc., Form No. 10066

NOTES

RECEIPT

DATE 5-16-11 NO. 220841

RECEIVED FROM Deborah Watkins

ADDRESS 1138 Dunbar Ave

Three hundred \$ 300.00

FOR BZA Case Fee

ACCOUNT		HOW PAID	
AMT. OF ACCOUNT		CASH	
AMT. PAID		CHECK	1757
BALANCE DUE		MONEY ORDER	

BY J. A. Kreike

©2001 REDIFORM ® 81808

BATH TOWNSHIP ZONING DEPARTMENT

Date 5/16/11 Receipt # 220841

Name Deborah Watkins

Amount 300.00 Check # 1757 Cash

Please credit the Zoning and other funds with the following:

- Zoning Permit Fee (213.03.113.4.5.2500) \$ _____ ZC Permit # _____
- Zoning Appeals Fee (213.03.113.4.5.2510) BZA Case No.# 11-12
- Zoning Commission Case Fee (213.03.113.4.5.2520) ZC Case No. _____
- Miscellaneous Zoning Fees (213.03.113.4.5.2530) Circle: Copies; Resolution; Comp Plan; Map S-L
- Subdivision Fee (213.03.113.4.5.2540) SP # _____
- Bath Directories (101.09.111.4.5.6690) # of Directories _____
- Non-resident Park Fee (212.04.510.4.6.6210) Date of Rental _____
- Parking Fee-Nature Preserve (212.04.510.4.6.6220) Resident _____ Non-Resident _____
- Other _____

Use ONE form for each account credit issued.
 Attach appropriate documentation with each credits.

Martha Ferch

From: classads@akron.com
Sent: Friday, June 03, 2011 1:28 PM
To: Martha Ferch
Subject: RE: June's Legal Ads
Attachments: top.letterhead

Have it scheduled for next Thursday June 9th. Thank you. Have a great weekend.

The West Side Leader covers Bath, Boston, Copley, Cuy. Falls, Fairlawn, Norton, Peninsula, Richfield, Sharon & West Akron. Reaches 43,000 households

The South Side Leader covers, Green, Coventry, Springfield, Lakemore, New Franklin. Reaches 22,000 households.

Classified Ads are also posted on-line at our www.akron.com website at no additional charge.

Jessica
DEADLINE FOR CLASSIFIEDS (submissions, changes, cancellations, and payments by: Tuesday by 12:00 Noon for that week's issue)
Classified Department
Leader Publications
3075 Smith Road
Suite 204
Akron, OH 44333
Ph: 330-665-9595
Fax: 330-665-9590
e-mail: classads@akron.com
website: www.akron.com

----- Original Message -----

Subject: June's Legal Ads
From: "Martha Ferch" <mferch@BathTownship.org>
Date: Wed, June 01, 2011 2:54 pm
To: <classads@akron.com>

I'm sending this early because it's a lot of cases for June. Thanks. Marty

Conditional Use Application Information

Lifesource Yoga
300 N. Cleveland Massillon Road
Suite 04 Lower Level
Business Owners: Debbie and Charlie Watkins
May 17, 2011

1. General objectives of Lifesource Yoga:

Yoga is more than an exercise- it is a way of life. By using the breath to initiate and accompany traditional yoga postures (asanas), students can find a path to inner peace and spiritual wellness. With regular practice, students can expect increased strength, flexibility, toning and lengthening of muscles, and improved physical fitness. The most beneficial aspect of yoga may be the mental and emotional calm and clarity students will achieve as a result of their practice.

Yoga helps students leave the past behind, avoid anticipating the future, and focus on the present moment. The goal is for practitioners to achieve harmony and balance while on the mat, and apply these qualities in their daily lives, when they are most needed.

2. Lifesource Yoga is a service to the community, run with the principles of a for-profit business. The owners have long-established careers in educational leadership and/or sales and business administration. Employees of Lifesource Yoga are predominantly Independent Contractors, striving to attract, "hook", and maintain their client base. Like any business in Commonwealth Square, Lifesource Yoga will be operated and maintained with the character, appearance, and integrity necessary for success (and dictated by Yogic principles.)

3-4. Lifesource Yoga currently runs approximately six, 90-minute classes a day, seven days a week. Classes that draw the largest attendance are offered after 5:00pm and on weekends. During the week of May 8, 2011, approximately 81% of Lifesource Yoga's 238 students attended weekday classes beginning at 5:30pm or later, or on Saturday or Sunday.

Music that accompanies yoga classes is designed to relax and soothe, so it neither is offensive in language and content, nor loud in volume. Students attending classes are reminded to speak softly and respect the welfare of others. Cleanliness is a principle of yoga, so although students will present an athletic appearance in dress, there should be no detrimental appearance projected.

5-7. Currently, class sizes range from 5-25 students. There is plenty of parking surrounding the building and class times will be staggered to avoid congestion on the street, in the parking lot, and within the studio. Teachers and staff will be encouraged to park behind the building to allow clients the spaces closest to the front doors. Existing public facilities and services will adequately serve the needs of Lifesource Yoga.

300 N. Cleveland Massillon Road



Floor Plan - Not to Scale

Lower Level - 2 - 2,250 SF

The information contained herein is from sources deemed reliable but no warranty or representation is made as to the accuracy thereof.

Contact: Susan Liles
330.873.1200
Siles@MOGEN.COM
WWW.MOGEN.COM