



# 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.:	11-31
Associated permits:			

### Applicant Data

Name: Julie Staiger - Elizabeth Smith  
 Company Name: All About Kids, LLC 1529 Bryden Dr. Akron OH 44313  
 Address: 2976 Shellhart Rd Norton, OH 44203  
 Telephone No.: 330 607-8839 330-608-2566

### 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: 700 Ghent Rd Parcel No.: 0400946  
 Allotment Name: \_\_\_\_\_ Lot No.: 87  
 Owner(s): Dr. Ardath Frank  
 Owner Address: 6316 Ghent Rd Akron, OH 44333  
 Telephone No.: 330 6666-1163

### 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: 802 <sup>402-3-B</sup> Description: A, B, C, E, F and K - already in existence

2. Section: \_\_\_\_\_ Description: \_\_\_\_\_

## Parcels

Rec	Alt ID	Parid	Address	Owner 1	Owner 2
1	<a href="#">BA0054001002000</a>	0403044	651 GHENT RD	HARRIS SHERRY L	HARRIS KEVIN
2	<a href="#">BA00034A0009000</a>	0406860	672 ROTUNDA RD	TONEFF TINA	
3	<a href="#">BA00034A0010000</a>	0406861	661 GHENT RD	WOOD CHRISTOPHER T	CRITCHLOW ANTRESE N
4	<a href="#">BA0003401021000</a>	0404984	710 GHENT RD	STAFFORD JAMES L	
5	<a href="#">BA0003401018000</a>	0400945	GHENT RD	FRANCK ARDATH A	
6	<a href="#">BA0003401019000</a>	0400946	700 GHENT RD	FRANCK ARDATH A	
7	<a href="#">BA0003401019W01</a>	0405073	2186 MINERAL RIGHTS	TWINOAKS OIL & GAS CO	
8	<a href="#">BA00034B0002000</a>	7800490	GHENT RD	OHIO EDISON CO	

[Zoom to these records](#)

3. Section: \_\_\_\_\_ Description: \_\_\_\_\_

4. Section: \_\_\_\_\_ Description: \_\_\_\_\_

Contiguous Property Owners List (name & tax mailing address)

1. James L. Stafford 710 Ghent Rd, Akron, OH 44333

2. Ohio Edison 76 S. Main St Akron, OH 44308

3. \_\_\_\_\_

4. \_\_\_\_\_

5. \_\_\_\_\_

6. \_\_\_\_\_

7. \_\_\_\_\_

8. \_\_\_\_\_

9. \_\_\_\_\_

10. \_\_\_\_\_

Data Required With Conditional Use Application <sup>9</sup> 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: Julie Stager Date: 10/26/11

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-11-31'

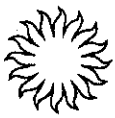
Hearing Date: 11-15-11 Public Notice Date: 11-3-11

Published In: West Side Leader Abutting Property Owners Notification Date: 11-2-11

- Approved       Approved with Conditions       Denied

Comments: \_\_\_\_\_

Zoning Inspector Signature: \_\_\_\_\_ Date: \_\_\_\_\_



# BATH TOWNSHIP

*Summit County, Ohio*

November 1, 2011

**Bath Township  
Board of Zoning Appeals  
Case No. BZA-11-31**

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 November 15, 2011 at 7:00 PM for the appeal of **Case No. BZA-11-31**, Julie Staiger, All About Kids, LLC, 2976 Shellhart Road, Norton, Ohio requesting Conditional Use approval per Article IV, Section 402-3-B for a preschool facility. Property is located at 700 Ghent Road in the R-2 Residential 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  
Board of Zoning Appeals (6)  
Sharon Troike, Fiscal Officer  
File  
Applicant  
Elizabeth Smith, 1529 Bryden Drive, Akron, OH 44313  
James Stafford, 710 Ghent Road, Akron, OH 44333  
Tina Toneff, 672 Ghent Road, Akron, OH 44333  
Christopher Wood, 661 Ghent Road, Akron, OH 44333  
Ohio Edison, 76 S. Main Street, Akron, OH 44308



# BATH TOWNSHIP

*Summit County, Ohio*

Bath Township  
Board of Zoning Appeals  
**November 15, 2011 7:00 p.m.**  
Bath Township Administrative Offices  
3864 West Bath Road

**I. Call To Order**

**II. New Business**  
**BZA-11-31**

Julie Staiger

All About Kids, LLC

700 Ghent Road

Requesting Conditional Use Approval per Article IV, Section 402-3-B for a preschool facility. – B-3.

**III. Old Business**  
None

**IV. Adjourn**

## Martha Ferch

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**From:** classads@akron.com  
**Sent:** Monday, October 31, 2011 12:21 PM  
**To:** Martha Ferch  
**Subject:** RE: BZA-PH11-15-2011

Thank you. Got it scheduled.

Jessica

***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](http://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](mailto:classads@akron.com)

website: [www.akron.com](http://www.akron.com)

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

Subject: BZA-PH11-15-2011

From: "Martha Ferch" <[mferch@BathTownship.org](mailto:mferch@BathTownship.org)>

Date: Thu, October 27, 2011 2:24 pm

To: <[classads@akron.com](mailto:classads@akron.com)>

Please run this ad in the November 3<sup>rd</sup> 2011 issue of the West Side Leader.

Thanks. Marty



# BATH TOWNSHIP

Summit County, Ohio

October 27, 2011

Leader Publication  
Classified Department  
[www.classads@akron.com](mailto: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, November 3, 2011.

**"Notice of Public Hearing"**

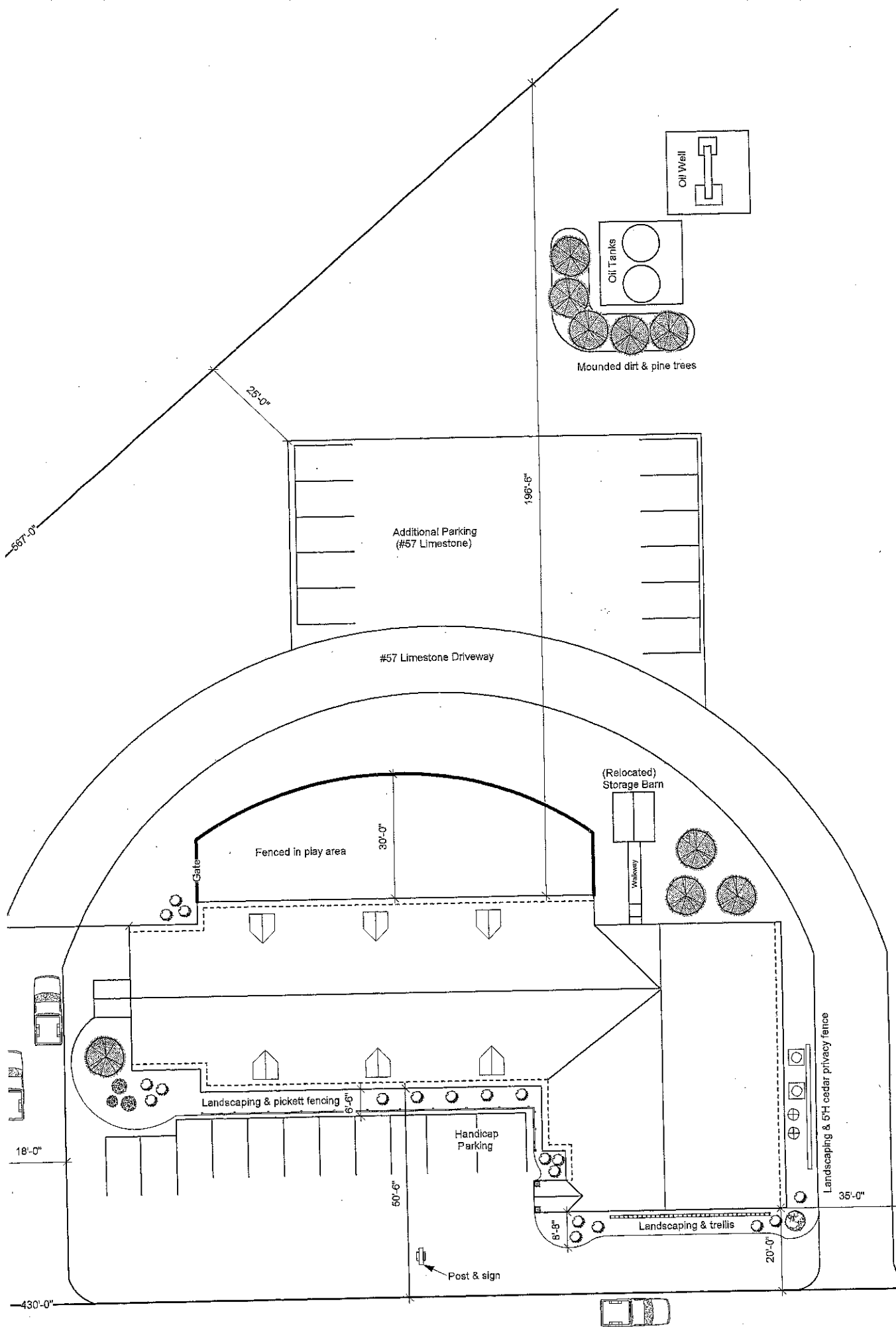
Notice is hereby given that the Bath Township Board of Zoning Appeals will hold a public hearing at the Bath Township Administrative Offices, 3864 W. Bath Road, Bath, Ohio on Tuesday, November 15, 2011 at 7:00 p.m. for the appeals of: **(1) Case No. BZA-11-31**, Julie Staiger, All About Kids, LLC, 2976 Shellhart Road, Norton, Ohio, requesting Conditional Use Approval per Article IV, Section 402-3-B for a preschool facility. Property is located at 700 Ghent 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



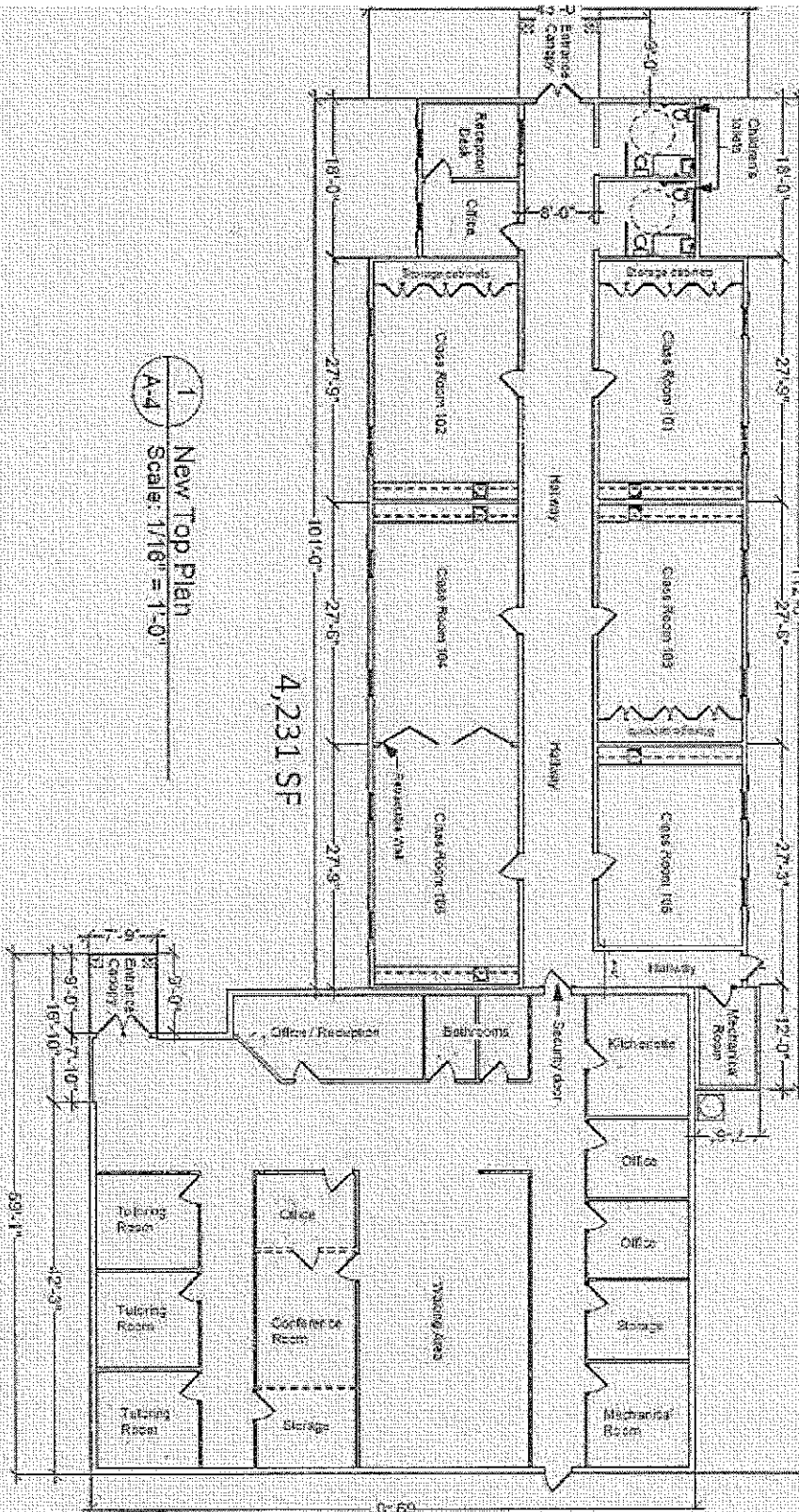
ient Rd.

700 Ghent Road  
 Bath Township (Akron) 44333

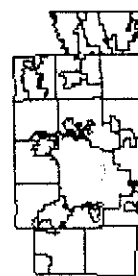
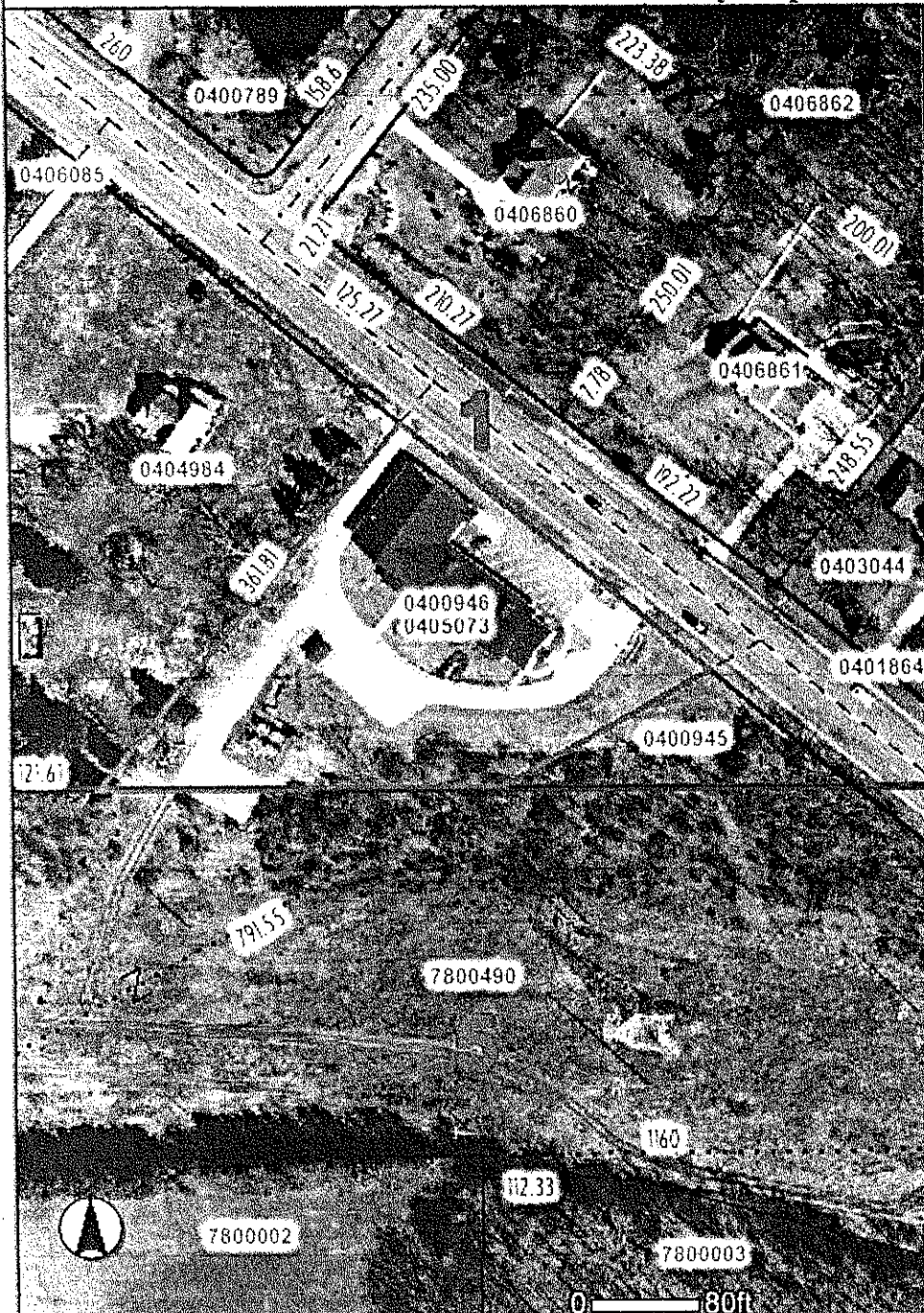
1  
 A-4  
 New Top Plan  
 Scale: 1/16" = 1'-0"

4,231 SF























3,730 SF



### Summit County Map



#### Legend

-  Selected Features
-  Parcel Numbers
-  Street Names
-  Lot Numbers
-  Misc. Street Info.
-  Allotments Info.
-  Lot Dimensions
-  Land Hooks
-  Parcel Lines
-  Parcel Line
-  Subdivision Line
-  Right-of-Way
-  Construction Line
-  Combine Line
-  Right-of-Way Centerline
-  Easement
-  2005 County Council Districts
-  School Districts
-  Original Twp. Divisions
-  Political Subdivisions
-  2010 Aerial Photos
-  Parcels

#### Parcels

Rec	Alt ID	Parid	Address	Owner 1	Owner 2
1	BA0003401019000	0400946	700 GHENT RD	FRANCK ARDATH A	

Kristen M. Scalise, CPA, CFE, **Fiscal Officer**  
 Alan Brubaker, P.E., P.S., **Engineer**  
 Russell M. Pry, **Executive**



**PRINT**

October 26, 2011

The new part of the building at 700 Ghent Road will be used for a preschool with a before and aftercare program. All staff have been BCI and FBI background checked within the last 3 years as required by the state and all will submit new background checks and sign a nonconviction form before opening with children. All staff members have early childhood backgrounds and years of experience in the field.

We plan to start with 30 preschool children ages 2 to 5 years old and hope to have 60 children enrolled by next Fall. **Preschool class time will be 9:30 am to 12:00 pm and offer before-care beginning at 8:00 and after-care until 5:30 pm.**

We are waiting a confirmation to use the name "ALL ABOUT KIDS" because that is what we believe in. We intend to educate children to promote social, emotional, physical, and cognitive development in a loving, caring, safe atmosphere.

Thank you for this opportunity to serve the community.

Sincerely,

Julie Staiger,

All About Kids Preschool, LLC

**ARDATH FRANCK, PHD  
DIRECTOR.**

**TELEPHONE  
330-666-1161**

**Akron Education Campus  
700 GHENT ROAD  
AKRON, OHIO 44333**

October 27, 2011

Elizabeth Smith

Bath Township Zoning Comm.  
3865 W Bath Rd  
Bath, OH 44210

As per your request, I agree to have the  
parents pre-school group as renters.

*Ardath Franck*  
Ardath Franck, PhD  
Owner