



BATH TOWNSHIP BOARD OF ZONING APPEALS

July 15, 2025

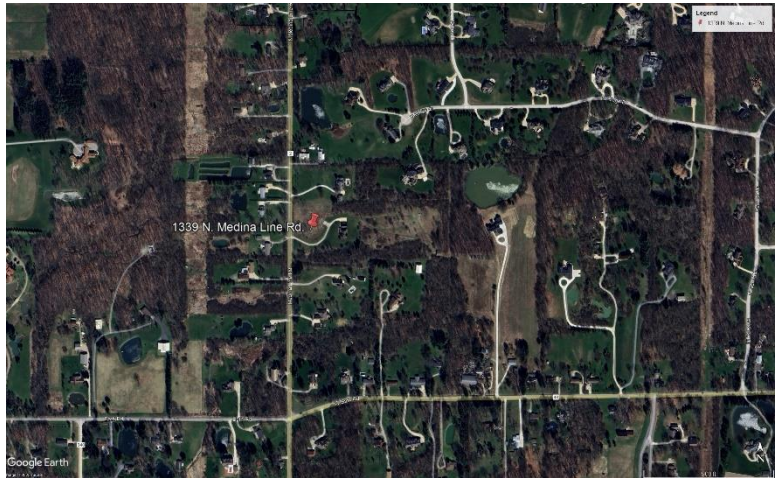
Mathew and Susan Cunningham

Variance to exceed the allowed
square footage area for an accessory structure.

Case #: 25-14	Zoning: R-2
Applicant: Mathew and Susan Cunningham	Adjacent Zoning: R-2, Granger
Property Owner: Susan Cunningham	Lot Size: 9.74 Acres
Address: 1339 N. Medina Line Rd.	Parcel: 0403717

Location/Property: Property is located on the east side of N. Medina Line Rd. approximately 1,200' north of the W. Bath Rd. and N. Medina Line Rd. intersection. The property is surrounded by single-family residences.

Site Description: The site currently has a residence and an accessory structure. The property is relatively flat and there are no environmental restrictions on the site.



Proposal: The Applicant is proposing to construct a 30' x 50' – 1,500 sq. ft. accessory structure to the south of the existing home. There is a 29.5' x 32' – 944 sq. ft. accessory structure at the rear of the property.

Zoning Comments: The applicant is requesting a variance from Article 701-B(11) to exceed the allowed 1,500 square foot area for an accessory structure. The proposed accessory structure area is 2,444 sq. ft. which is 944 sq. ft. over the maximum.

Member	Present	Motion	Second	Yes	No	Abstain
JoAnne Bondi						
Nancy Fay						
Thomas Flynn (Chair) (Alt. 1)						
Tim Franklin						
Marci Frederick (Alt. 2)						
Jeff Kerr (V-Chair)						
Michael Mack						