

**NORWOOD BOARD OF ZONING APPEALS  
FEBRUARY 18, 2008  
MINUTES**

**ROLL CALL:** Mr. Andrew Conlon, Mr. George Long, Mr. Bernie Suer and Mr. Brian Watson were in attendance. Bridget McGraw was not available for this meeting. Also present at the meeting was Building Commissioner Gerry Stoker.

**APPROVE AGENDA:** Mr. Long motioned to approve the agenda, seconded by Mr. Conlon. All members voted yes.

**OLD BUSINESS:** None

**NEW BUSINESS:** Public Hearing for 1800 Lincoln Avenue - NBD Zone. Mr. Hassan Kassem is requesting approval to continue using the detached garage as storage and warehouse of construction material for his various Norwood properties.

Mr. Conlon asked that anyone in the audience wishing to speak to this case raise their right hand and be sworn in. Mr. Conlon then asked Building Commissioner Stoker to explain the current status and use of the detached garage located at 1800 Lincoln Avenue. Commissioner Stoker read the memo dated February 11, 2009, which explains the history of the detached garage.

Mr. Conlon asked if there was anyone in attendance that wished to speak in favor of this request.

Mr. Hassan Kassem, 7908 Jims Court, West Chester, Ohio and owner of 1800 Lincoln Avenue came forward to speak. Mr. Kassem explained that since the time he rebuilt the detached garage it has been used for storage of materials. Mr. Suer asked Mr. Kassem if the stored materials are for the apartments at 1800 Lincoln or for other properties owned by Mr. Kassem. Mr. Kassem acknowledged that he uses the detached garage for storage of materials for all of his properties and not for the tenants of his apartment at 1800 Lincoln Avenue.

Mr. Ringo Kassem, 5229 Rose Avenue (Hassan's brother), also spoke in favor of allowing the use to continue, since it had been used for this purpose for years.

Mr. Conlon asked if there were anyone else that wished to speak for or against this request. Being no one, the public hearing was closed.

**REGULAR MEETING**

**ROLL CALL:** Mr. Andrew Conlon, Mr. George Long, Mr. Bernie Suer and Mr. Brian Watson were in attendance. Bridget McGraw was not available for this meeting. Also present at the meeting was Building Commissioner Gerry Stoker.

**OLD BUSINESS:** None

**NEW BUSINESS:** The members discussed the issues of the case involving the detached garage located at 1800 Lincoln Avenue. Brian Watson motioned to deny the request, seconded by Bernie Suer. All voted in favor to deny the request based on section 1117.18(b) of the Norwood Zoning Code.

**ADJOURN:** Being no other business, Mr. Watson motioned to adjourn the meeting, seconded by Mr. Long. All were in favor.