



VILLAGE OF ST. BERNARD
 110 Washington Avenue, St. Bernard, Ohio 45217
 Phone: (513) 242-7770 • Website: www.cityofstbernard.org

Board of Zoning Appeals
May 11, 2026 @ 6:00pm
 Council Chambers
 110 Washington Ave
 St Bernard, Ohio 45217

Gary Schildmeyer
 Chairperson

Gary Schildmeyer
 Chair

Kelly Valerius
 Vice Chair

Brian Speed
 Board Member

Keith Geraci
 Board Member

Ron Feldman
 Board Member

Roll Call:

2 Public Hearing(s)

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Swearing in of Those Providing Testimony to the BZA:

Chair

Conflict of Interest Statement

Prior to consideration of the following agenda items, each member should examine the agenda to determine whether he or she has any conflict of interest with any agenda item.

If so, please note the agenda item for which you intend to abstain or recuse yourself as an exception to the upcoming motion. You may not discuss or vote on any item you have a conflict of interest with or act in any way to influence the deliberation or vote.

Motion: I move that a note be made upon the minutes that each member of the BZA was furnished a copy of the agenda prior to its being considered at this meeting, and that, with the exception of the items so noted, no member has identified any conflict of interest regarding any agenda item.

Motion

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Roll Call of Vote

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN



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New Business:

Agenda Item #1

BZA 2026-05-006: Conditional Use Request for Library Parking Lot- McClelland Ave.

Section 1181.12 Accessory Off Street Parking

Accessory off-street parking spaces shall be located in the same or a less restricted district as those in which the principal use is permitted, provided however that the Board of Zoning Appeals may authorize as a conditional use subject to the provisions of Chapter 1131 the establishment and operation of accessory off street parking facilities in such sections of any R-District which either abut either directly or across an alley any B or M-District subject to the following requirements:

- (a) Such parking area shall be accessory to one or more business or industrial establishments located in said adjoining B or M-district.
- (b) each entrance and exit of such parking area shall be distant at least twenty feet from any adjacent lot in any R district
- (c) No sign of any kind shall be established and maintained on such parking area except signs used for the direction of traffic.
- (d) No motor vehicle repair work or other services shall be conducted on such parking area.
- (e) Such parking area shall be subject to all applicable requirements of this chapter and to any additional requirements or conditions which may be determined necessary by the Board for the protection of adjacent property.

Applicant is requesting the Conditional Use to bring the subject property into compliance.

Staff: Andrew Schweier

Motion

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Roll Call of Vote

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN



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New Business:

Agenda Item #2

BZA 2026-05-007: Variance Request for 5410 Vine Street

Variance 1: Section 1179.02 Fences, Walks, and Hedges

Fences, walks and hedges may be located in required yards as follows:

- (a) If not exceeding at any point four feet in height above the elevation of the surface of the ground at such point, such features may be located in any yard.
- (b) If not exceeding at any point six feet in height above the elevation of the surface of the ground at such point, they may be located in any required rear yard or side yard.
(Ord. 12-1966. Passed 10-10-66.)
- (c) In all fence constructions, the fabric or smooth side of the fence must face away from the property where the installation is being made.

Applicant is requesting an eight (8) foot fence in the front and rear yard.

Staff: Andrew Schweier

Motion

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Roll Call of Vote

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Approve April Minutes

Motion

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Roll Call of Vote

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN



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Approve Notice of Decision 2026-04-004

Motion

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Roll Call of Vote

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Adjournment:

Motion

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN

Roll Call of Vote

SCHILDMEYER	VALERIUS	SPEED	GERACI	FELDMAN