

BOARD OF ZONING APPEALS DIVISION I

February 3, 2026

Case Number: 2025-DV1-063 (Amended)

Property Address: 6690 Jackson Street (approximate address)

Location: Wayne Township, Council District #16

Petitioner: Ramon Ibanez

Current Zoning: D-2

Request: Variance of Development Standards of the Consolidated Zoning and Subdivision Ordinance to provide for a six-foot tall fence with posts exceeding the height of the fence by more than a foot, within the front yard of Bauman Street, and encroaching within right-of-way, the clear-sight triangle of a driveway, and an easement (maximum 3.5-foot tall fence permitted, posts maximum one foot taller than fence, encroachment of rights-of-way, clear-sight triangles and easements prohibited).

Current Land Use: Residential

Staff Reviewer: Michael Weigel, Senior Planner

PETITION HISTORY

2/3/26: A timely automatic continuance request was filed by a registered neighborhood organization, continuing this petition to the March 3rd, 2026 hearing date. A full staff report will be made available in advance of that hearing.

1/6/26: During review of the petition, staff became aware that a Variance of Development Standards related to the placement of the fence within a drainage and electrical easement would be needed in addition to the other four variances within the original request. In order to allow time for amended notice reflecting the easement variance to be mailed, a continuance to the February 3rd hearing date would be required.