

Darby Township
Board of Zoning Appeals (BZA) Minutes
April 27, 2026

The Board of Zoning Appeals met on Monday, April 27, 2026 at 6:30 pm at the Darby Township Hall, Unionville Center, OH. The following Board members/alternates were present: Dennis Graham, Mark Marsh, Nathan Cunningham, Mike Priday, Kris Vollrath, and Peggy Beck. Others present included: Jackie Ward (Inspector), Mike Rausch (Secretary), Nick Scheiderer, David Gruenbaum, Kim Mayer, and Jerry Mayer. The meeting was called to review the application for a Zoning Variance submitted by Jerry and Kim Mayer, 8106 Unionville Rd, Plain City, OH.

Mr. Graham, Chair, called the meeting to order and the Pledge of Allegiance was recited. The minutes from the previous meeting were reviewed and approved via a voice vote.

Mr. Graham reviewed the content of the packet that was presented to each board member, as due to another commitment Ms. Ward would not be at the meeting when it began. Ms. Ward was present later in the meeting to assist in the discussion.

Mr. Mayer asked the question why the township was concerned with his pool since the State of Ohio nor Union County have approached him concerning the lack of a fence? Mr. Mayer also stated that as the property owner he is responsible for his family's safety. During public discussion it was explained that a permit was not required at the time of the construction of the pool, but there were still zoning regulations that had to be followed. It was explained by Mr. Priday that in 2022, when the pool was installed, the zoning rules would have defaulted to the county and state regulations which did require a fence. Mr. Rausch read an email, in favor of the variance, that was submitted by a neighbor of the Mayers; Beverly Grenner. Mr. Graham read from the Darby Township Resolution, county regulations and state regulations indicating a fence was required when the walls of the pool were under 48".

After discussion by the board members, Mr. Marsh moved to deny the variance request. Mr. Priday seconded the motion. A roll call vote was taken with all voting for the motion to deny the variance; Mr. Cunningham - Yes, Mr. Marsh - Yes, Mr. Priday - Yes, Mr. Graham - Yes, Ms. Beck - Yes. No votes were expressed against the motion. The variance request was denied.

There being no further business a motion to adjourn the meeting was made and seconded. Mr. Graham called for a verbal vote. All members responded with a Yea. No Nay votes were expressed. Motion unanimously passed. The meeting was adjourned.