

**ARTICLE VIII
BOARD OF ZONING APPEALS**

SECTION 800 - CREATION OF THE BOARD OF ZONING APPEALS

800.01 - APPOINTED BY BLENDON TOWNSHIP BOARD OF TRUSTEES - There shall be a Blendon Township Board of Zoning Appeals consisting of five (5) members appointed by the Blendon Township Board of Trustees as provided by Section 519.13 of the Ohio Revised Code. The Board of Trustees may appoint two (2) alternate members to the BZA.

800.02 - ORGANIZATION AND MEMBERS - The Board of Zoning Appeals shall organize and adopt rules in accordance with the Zoning Resolution. Meetings of the Board of Appeals shall be held at the call of the Chairman, and at such other times as the Board determines. The Chairman, or in his absence the acting chairman, may administer oaths, and the Board of Zoning Appeals may compel the attendance of witnesses. All meetings of the Board of Zoning Appeals shall be open to the public. The Board of Zoning Appeals shall keep minutes of its proceedings, showing the vote of each member upon each question or, if absent or failing to vote, indicating such fact, and shall keep records of its examinations and other official actions, all of which shall be immediately filed in the office of the Blendon Township Board of Trustees, and be a public record.

SECTION 801 - POWERS AND DUTIES OF THE BOARD OF ZONING APPEALS

801.01 - POWERS AND DUTIES - The Board of Zoning Appeals shall have the following powers and duties:

801.11 - Administrative Review - To hear and decide appeals where it is alleged there is error in any order, requirement, decision, or determination made by the administrative officer in the enforcement of this Zoning Resolution.

801.12 - Conditional Use - To authorize only such conditional uses as the Board of Zoning Appeals is specifically authorized to pass on by the terms of this Zoning Resolution.

801.13 - Variances - To hear and decide in specific cases such variance from the terms of this Zoning Resolution as will not be contrary to the public interest where, owing to special conditions on the land, a literal enforcement of the provisions of this Zoning Resolution would result in unnecessary hardship. In granting such variance, the Board of Zoning Appeals shall prescribe appropriate conditions and safeguards to maintain the intent and spirit of the Zoning District in conformity with this Zoning Resolution.

SECTION 805 - PROCEDURE FOR ADMINISTRATIVE APPEAL

805.01 - Procedure - Appeals to the BZA may be taken by any person aggrieved or by any officer of Blendon Township affected by any decision of the Zoning Administrative Officer. Such appeal shall be taken within twenty (20) days after the decision by filing, with the Administrative Officer and with the BZA, a notice of appeal specifying the grounds upon which the appeal is being taken. The Administrative Officer shall transmit to the BZA all the papers constituting the record upon which the action appealed was taken. The BZA shall fix