

A hearing can not be scheduled with the Board of Zoning Appeals until the Application for Variance is properly completed. To complete the application process, you must submit a written response to questions 2A, 2B, 2C and 2D on the application form. The response to these questions must be on a separate piece of paper and be filed with The Building Department at the time of filing.

Thank you for your attention to this matter.

Board of Zoning Appeals meetings are held the second Monday of each month. Completed application, copies of plans/drawings and fees must be returned to the Building Department ten (10) business days before the scheduled meeting.

APPLICATION FOR VARIANCE
BOARD OF ZONING APPEALS
LYNDHURST, OHIO

NOTE: THE APPLICANT OR THEIR AUTHORIZED REPRESENTATIVE MUST APPEAR AT THE MEETING TO PRESENT THEIR CASE.

Name of Applicant: _____

Mailing Address: _____

Phone Number: _____

1. NATURE OF VARIANCE: DESCRIBE IN GENERAL TERMS THE NATURE OF THE VARIANCE.

IN ADDITION, SEVEN SETS OF PLANS DRAWN TO SCALE MUST ACCOMPANY THIS APPLICATION SHOWING DIMENSIONS AND SHAPE OF THE LOT, THE SIZE AND LOCATIONS OF EXISTING BUILDINGS, THE LOCATIONS AND DIMENSIONS OF PROPOSED BUILDINGS OR ALTERATIONS, AND ANY NATURAL OR TOPOGRAPHIC PECULIARITIES OF THE LOT IN QUESTION.

A FEE OF SEVENTY FIVE DOLLARS (\$75.00) FOR RESIDENTIAL AND ONE HUNDRED FIFTY DOLLARS (\$150.00) FOR COMMERCIAL SHALL BE PAID TO THE BUILDING DEPARTMENT AT THE TIME OF FILING AN APPLICATION FOR A VARIANCE. (ORD. 96-61. PASSED 4-21-97.)

2. JUSTIFICATION OF VARIANCE: IN ORDER FOR A VARIANCE TO BE GRANTED, THE APPLICANT MUST PROVE TO THE BOARD OF ZONING APPEALS THAT THE FOLLOWING ITEMS ARE TRUE: PLEASE ATTACH THESE COMMENTS ON A SEPARATE SHEET.

- a. special conditions exist peculiar to the land or building in question;
- b. that a literal interpretation of the ordinance (resolution) would deprive the applicant of rights enjoyed by other property owners;
- c. that the special conditions do not result from previous actions of the applicant; and
- d. that the requested variance is the minimum variance that will allow a reasonable use of the land or buildings.

I/WE, THE OWNER(S) OF SAID PROPERTY FOR WHICH THIS APPLICATION IS BEING FILED GIVE PERMISSION TO THE MEMBERS OF THE BOARD OF ZONING APPEALS TO ENTER UPON SAID PROPERTY FOR THE PURPOSE OF VIEWING THE SITE FOR WHICH THE APPLICATION PERTAINS.

I certify that the information contained in this application and its supplements is true and correct.

Date: _____
Applicant _____

Address