

TO: Columbia Heights Planning and Zoning

Location of Variance: 81-38th Ave NE Columbia Heights, MN 55421

Reason for Request:

The hardship is for our Handi-Cap clients getting to the front door when the parking lot is on a different side of the building than the front entrance

The location in question is rectangular in shape with a steep hill side and a fence separating my property from the railroad yard on one side and on the North side is a city park. I have very limited parking on the south side of the property. My entrance door faces the lawn area currently, and this does not provide me an area for "Handi-Cap" parking near the entrance door. The company that is using the building provides Tax Preparation Services to the community. Vern and Sandy's started their MOM and POP company in 1955 and many of the clients have followed them from Johnson Street, Central Ave Lowry Avenue to our final destination here. I am the owner of the building and Vern and Sandy's/Forsythe is still a family owned company and we would like to accommodate our elderly clients with mobility issues during the winter months.

The entrance door of our building used to face California Street until the railroad yard was extended. There is a manhole on this grassy area that adds to the complications of upgrading this to a parking lot. There also are 3 wires extending from the telephone poles to the ground to secure the pole from tipping.

Larry and Millie Kewatt LLC