

APPLICATION FOR VARIANCE
WILLOWICK BOARD OF ZONING APPEALS

NAME OF PROPERTY OWNER:

Shannon Hinton

ADDRESS:

29204 Barjode

PHONE:

216-544-8169

NAME OF APPLICANT
IF DIFFERENT FROM OWNER:

ADDRESS:

PHONE:

REASON AND JUSTIFICATION FOR REQUEST:

We built a ~~gazebo~~ pavillion not realizing that there were rules to how big it could be, we want permission to keep it.

DATE:

9-25-24

SIGNED:

Shannon Hinton

APPLICANT

FOR OFFICE USE ONLY

CASE NO.

24-17

PROPERTY ZONED FOR
(STATE DISTRICT):

Single family

APPLICABLE SECTION OF
CODIFIED ORDINANCES:

1171.02(c) (1171.02(e))

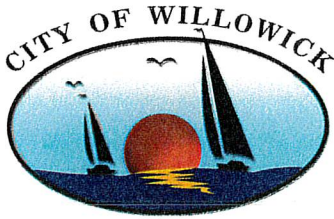
VARIANCE SOUGHT:

72 sq ft for a Pavillion 1171.02(c)
2'5" height for a pavillion 1171.02(c)
3'4" accessory building to be 10' from the dwelling 1171.02(e)

Pursuant to Section 1169.05(b) of the Codified Ordinances, a check in the amount of \$150.00 made payable to the City of Willowick, together with a drawing showing where the requested variance will be located and all measurements of same, must accompany this request for variance. All pertinent information must be submitted to the building department no later than 3 weeks prior to the meeting date, which is the second Wednesday of each month.

Meeting 7:30 pm 10/9/24 at 30435 Lakeshore Blvd. City Hall Council Chambers, 2nd floor

27-28-29



Shannon Hinton
29204 Barjode
Willowick Oh 44095

BUILDING DEPARTMENT
31230 VINE ST
WILLOWICK OH 44095
PHONE: 440-516-3000
FAX: 440-585-3776
EMAIL: sbrennan@cityofwillowick.com

RE: PERMIT APPLICATION AT: 29204 Barjode

DEAR SIR AND / OR MADAM:

THIS LETTER IS TO INFORM YOU THAT YOUR BUILDING PERMIT APPLICATION WAS DENIED FOR THE FOLLOWING REASON (S) :

1171.02 REGULATION OF ACCESSORY BUILDINGS. (c) The maximum size of any accessory building shall be **120 square feet** as measured from its external dimensions. The maximum height shall be ten feet.

1171.02 REGULATION OF ACCESSORY BUILDINGS. (e) Accessory buildings shall be a minimum of three feet from the side property lines and three feet from the rear property line, whether the house has an attached garage, a detached garage or no garage. In no event shall an accessory building be permitted in a front yard, regardless of whether the house has an attached garage, detached garage or no garage. Further, **no accessory building shall be less than ten feet from any dwelling** or any other resident's structures.

Variances Needed

- 1) 72 Sq. Ft.
- 2) 2 Ft. 5 inches
- 3) 3 Ft. 4 inches

* Home owner constructed a pavilion without approval that is 192 sq feet and is 12 feet 5 inches high and is 6 feet 8 inches from dwelling.

IF YOU WISH TO APPEAL THIS RULING, AN APPLICATION FOR THE BOARD OF ZONING APPEALS CAN BE OBTAINED AT THE WILLOWICK BUILDING DEPARTMENT. THE BOARD OF ZONING APPEALS MEETS THE SECOND WEDNESDAY OF EVERY MONTH AT CITY HALL, 30435 LAKE SHORE BLVD. , UPSTAIRS IN COUNCIL CHAMBERS AT 7:30 PM. APPLICATIONS MUST BE RECEIVED THREE (3) WEEKS PRIOR TO THE DATE OF THE MEETING.

IF YOU HAVE ANY QUESTIONS, PLEASE DO NOT HESITATE TO CONTACT ME.

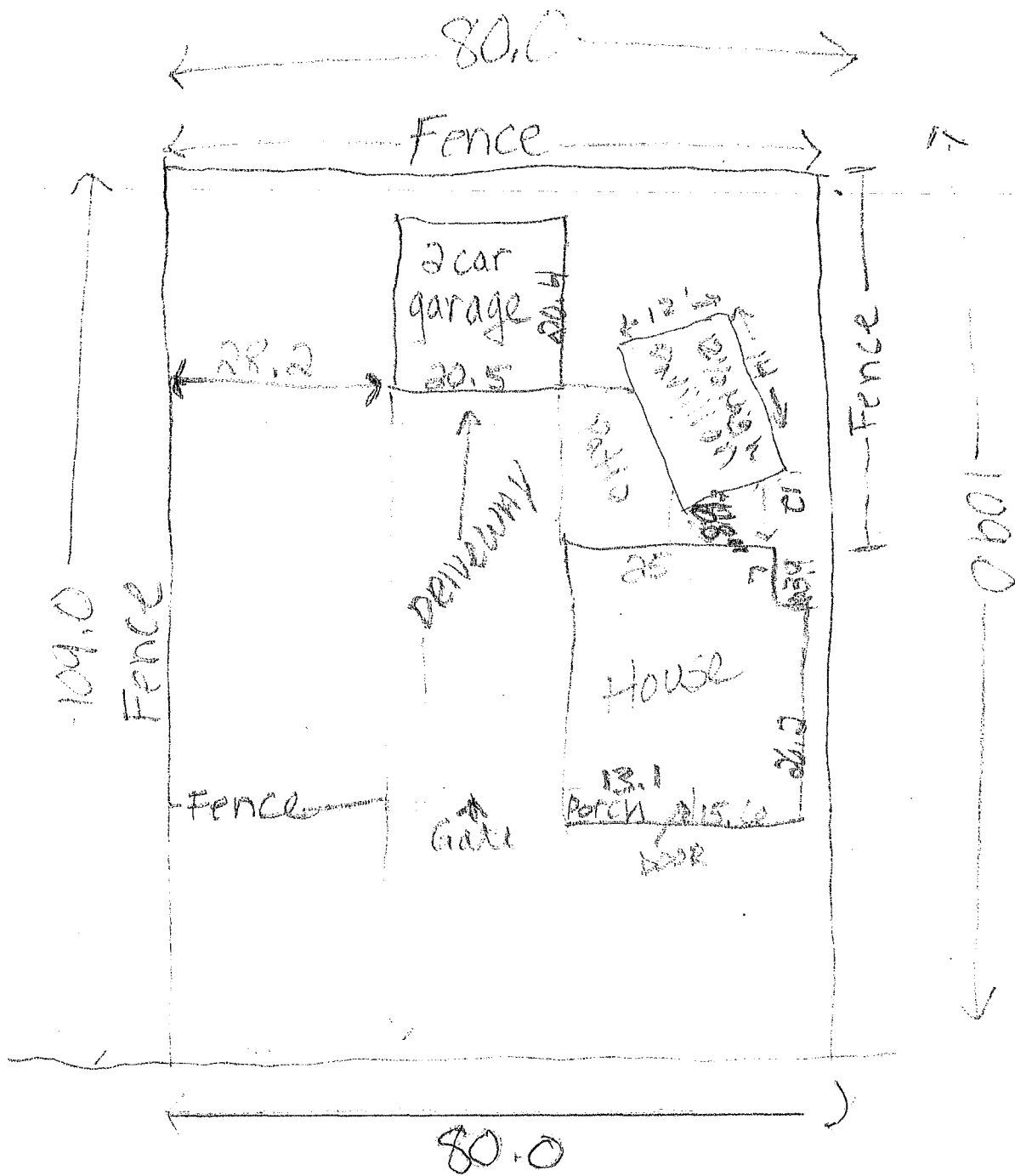
SINCERELY,

SEAN BRENNAN

CHIEF HOUSING AND ZONING INSPECTOR

APPLICANTS SIGNATURE

9-25-24 DATE



29204 Barjoad Rd.







Peak 12' 5"
Platform 12' x 14'



Back of Pavilion
6'6" to fence - right side
12'4" to fence - left side