



DEVELOPMENT DEPARTMENT
PO Box 280
Clayton, OH 45315
P:(937) 836-3500 F:(937) 836-6773

BZA Case#	<u>VAR22-11</u>	Date Received:	<u>9/12/22</u>	Reviewed By:	<u>[Signature]</u>
BZA Meeting Date:	<u>10/4/2022</u>	Date of Legal Publication:	<u>9/21/2022</u>		
Fee: \$	<u>250.00</u>	<input type="checkbox"/> Cash	<input checked="" type="checkbox"/> Credit Card	<input type="checkbox"/> Check #	

Board of Zoning Appeals Application

Applicant: Terry Parsons Phone Number: 734-945-4791
 Mailing Address: 6350 Union Rd. Clayton Ohio 45315

Request:

- Administrative Appeal Conditional Use Variance

Property Address: 6350 Union Rd. Clayto Ohio 45315

Subdivision Name: _____ Lot#: _____

Parcel ID#: M60103208 0037~~10~~ Zoning District: RSD~~10~~

Nature of Request: attached letter

I hereby authorize and grant to the City of Clayton Officials and employees, members of the Board of Zoning Appeals the right to come onto the above described property for the purpose of inspecting and evaluating the premises regarding this application. I further release said Board members, and City employees and officials from any and all liability during said inspection and related matters.

I swear that the above information and attached exhibits, to my knowledge, are true and correct. I understand that if the information on this application is not correct or complete, the result may be the invalidation of the approval and all subsequent permits issued in conjunction with this approval.

Terry D. Parsons
 Applicant's Signature

9-9-2022
 Date



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Affidavit

State of Ohio
County of Montgomery

I (We) Terry Parsons after being first duly sworn, depose and say:

1. That I (We) are the owner(s) of the above described real estate;
2. That I (We) have read and examined the Application for Conditional Use, Variance or Administrative Appeal of the City of Clayton Codified Ordinance, and are familiar with its contents; and
3. That I (We) have no objections to, and consent to such request as set forth in the application.

Jerry D. Parson
Jerry D. Parson

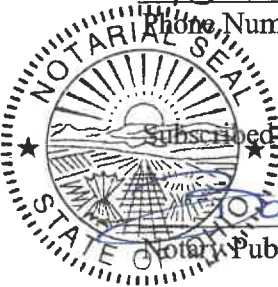
Property Owner(s) Signature(s)

6350 Union Rd. Clayton Ohio 45315

Mailing Address

739-945-4791

Phone Number



Barbara Seim
Notary Public, State of Ohio
Subscribed and sworn to before me this 12th day of Aug September 2022
My Commission Expires September 9, 2024

Barbara Seim
Notary Public Signature

Name (Person to be contacted for details, if other than above signatory)

Mailing Address

Phone Number

Letter of Intent

My name is Terry Parsons and my address is 6350 Union Rd. Clayton Ohio 45315. My plans are to have a building in the back yard.

In the section, (Section 1121.02 C) Detached Accessory Structure Standards, and with talking with Mr. Seth Dorman I'm allowed a structure of 1,426.42 sq. feet.

The variance I'm asking for is to increase the building site to 1,500 sq. feet. I'll have to purchase a building of 1,500 sq. feet and then get a building that will be 47.54 feet long instead of 50'. A 2.5' longer building. An increase of 73.58 sq. feet. This comes to an area of 8.5 sq. feet. The size of a walk in closet. Everyone would like to get what they pay for.

The max. height is 15' I can follow that requirement. My neighbor has a two story out building. Almost twice the max. Height.

I have also been involved in my community. After the 2019 tornado, myself and two friends spent 6 days with my truck, trailer, Bobact and chain saws helping the community with clean up. I also regularly donate my time

and equipment at the Crestview Baptist Church, my neighbor. The variance I'm asking for, I feel, will be unnoticed and would pose no hardship. Looking to see my neighbors building height I can see variances of double can be given. The variance I'm asking for, an increase of 2.5 feet in length, would be unnoticed by anyone outside my yard or in my yard without a measuring device.

Thanks sincerely

Terry Parsons

9-9-2022

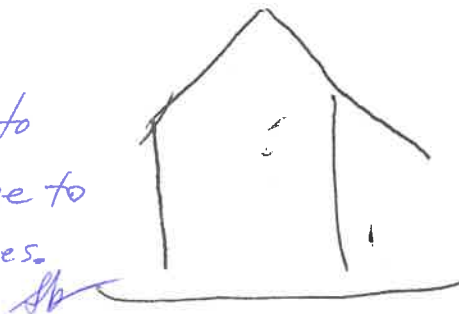
↑ North



→ East



Applicant proposing to physically connect house to existing detached garage to limit necessary variances.



The building will be 25' behind the house and 25' South of my neighbors property line