



CITY OF AVON

36080 CHESTER ROAD • AVON, OHIO 44011-1099 • (440) 937-7800 • FAX (440) 937-7824

AVON BOARD OF ZONING & BUILDING APPEAL APPLICATION

DATE _____ ZBA LOG# _____ FEE: \$150 plus \$10 PER neighbor
To be notified.

NAME _____ PHONE# _____
ADDRESS _____
SIGNATURE _____ EMAIL: _____

OWNER INFORMATION

NAME _____ PHONE# _____
ADDRESS _____
SIGNATURE _____ EMAIL _____

PROPERTY INFORMATION

ADDRESS _____ CURRENT ZONING _____

Describe Proposed Improvement _____

Variance Requested _____

Granting of permit is HEREBY REJECTED as it would be in violation of Avon Codified Ordinance:

Chapter _____ Section _____

Remarks _____

Zoning Enforcement Officer _____ Date _____

The **Board of Zoning & Building Appeals** will review the above request for variance provide the applicant files a Notice of Appeal with the Zoning Enforcement Officer within (30) days from the date of the rejection. The Board of Zoning & Building Appeals shall meet to review this request within 30 days of filing the Notice of Appeal. The applicant will receive notice of the Appeal Hearing.

ACTION BY BOARD OF ZONING & BUILDING APPEALS

APPROVED _____ DENIED _____ OTHER _____

COMMENTS _____

SIGNATURE OF CHAIR _____ DATE _____

For an appeal to be granted, the Board must have specific information from each presentation. Financial problems are not considered a hardship under the Charter. To determine eligibility, please answer the following questions:

1) What special conditions or circumstances exist which are peculiar to the land or structure involved that would deprive the owner of reasonable use of the land without a variance? Did the special condition or circumstance exist as a result of actions of the owner?_____

2) How is the granting of this variance necessary for reasonable use of this property, and explain how this is the minimum variance that will accomplish this purpose?_____

3) Will the essential character of the neighborhood be substantially altered or will adjoining properties suffer substantial detriment as a result of this variance?

4) Did the property owner or applicant purchase the property with knowledge of the zoning requirements, and will the spirit and intent behind the zoning requirement be observed and substantial justice be done by granting the variance?

BEFORE PRESENTING ANY EVIDENCE EACH PERSON MUST BE SWORN IN AND STATE HIS OR HER NAME AND ADDRESS. IF APPEAL IS GRANTED IT IS VALID FOR ONE YEAR.

AUTHROIZATION FOR PROPERTY ACCESS

I authorize members of the City of Avon Building and Planning and Zoning Departments access to my property for the limited purposes photographing and inspecting the area affected by the variance requested in this application and verification of project dimensions.

Any dog(s) on the property? ☐ YES ☐ NO

PLEASE PRINT OR TYPE:

APPLICANT/AGENT NAME_____

PROPERTY ADDRESS_____

DAYTIME TELEPHONE #_____

APPLICANT/AGENT SIGNATURE

DATE_____

AVON BOARD OF ZONING & BUILDING APPEALS

NOTICE: If you belong to a Home Owners Association or your property is in a subdivision that has deed restrictions, you will be required to show, in writing, that your proposed improvement does not violate those restrictions. You can obtain this information from your association or the developer of your subdivision.

APPLICATION REQUIREMENTS:

1. Name, Address, phone number and email address of applicant
2. Proof of ownership, legal interest or written authority
3. Description of property or portion thereof
4. Description or nature of variance requested
5. Narrative statements establishing and substantiating the justification for the variance
6. Site plans(no larger than 11x17if possible please), floor plans, elevations and other drawings at a reasonable scale to convey the need for the variance
7. Payment of the application fee established by Ordinance
8. A list of all property owners immediately adjacent to, adjoining, abutting and directly across the street from the property for which the variance is proposed, including their addresses. If you need assistance please contact the Planning Department at 440-937-7823.
9. Any other documents deemed necessary by the Zoning Enforcement Officer

If you have any questions, contact Jill Clements, Administrative Assistant to the Planning Commission and Board of Zoning Appeals at 440-937-7823 or at jill@cityofavon.com