

To:

Subject: **SE**

Presented by Jennifer Wallace
Co. 80908. 719-

We resided 31 years
of age.

We Respectfully

Approval for our home, and other structures existing upon this property.

We live in Brent Wood Country Club area which was established in early 1900s where two men used hand tools built very narrow roads, 8 ft wide and small log cabins, 400 sq ft on 1/4 acre lots.

The East end of this property is a 90% steep, 100 ft wide and 30 ft long, with the well and water holding tank a 300 sq ft area.

The West end of the property is the septic tank and leech field which covers 100 ft X 30ft.

We built our home and other shelters in stairs (like stair steps) upon the remainder of the property due to the slope of the property.

We cut down all the dead trees which were standing along the 8 ft dirt road.

More than 50 home owners in Brent Wood Country Club has homes and other buildings as close as 5 ft from the narrow roads throughout this area.

You are very welcome to drive through this area, plus take a look at our property if you please.

We Respectfully come to you to wave any easement restrictions for the

grant us the Variance requested.

Please discuss the presence of any access easements or ownership and use of the adjacent lot to the west. 13395 BLACK FOREST RD Owned by Mr. Danny Wallace. It appears there is a makeshift direct access to Black Forest Road that is not permitted. A driveway access permit will be required. See site plan for details.

Explain in the letter of intent how drainage has been provided for on the lot and site plan and how adjacent properties and ROW are protected from runoff without adverse effects.



Please explain which structures (type & use) need setback relief. Explain what their current setback is from property boundary lines or ROW and what you are requesting. (EX- our utility shed has a setback of 7ft instead of a code required setback of 15ft as example.) Explain when the structures were built. Imagery shows they were built sometime between after 2016/2017.

Please include:
-file number: BOA241
-discussion about needing setback relief and lot size relief from zoning standards
-zoning of the property
-parcel number
-how this application is restricted due to the following: (pick one)

The exceptional narrowness, shallowness or shape of the specific piece of property, or
 The exceptional topographic conditions or other extraordinary or exceptional situation or condition of the piece of property.

Please explain how this application meets any of the following:

A discussion detailing any burden that is created or would be caused due to strict compliance with the zoning requirements and which significantly exceed the benefits of such compliance for the specific piece of property and would result in any of the following:
The variance provides only reasonably brief, temporary relief, or
The variance request includes an alternative plan, standards or conditions that substantially and satisfactorily mitigate the anticipated impacts or serve as a reasonably equivalent substitute for current zoning requirements, or
Some other unique or equitable consideration compels that strict compliance not be required.

Variance

to:
PEAL
ta St., Co. Spring,
om.
y, Darrell is 80years