

Application for: Conditional, Variance, Zoning Certificate

VILLAGE of GLORIA GLENS, MEDINA COUNTY

Application #:

2021-05

VILLAGE PLANNING COMMISSION

The undersigned hereby applies for a Zoning Conditional Variance Certificate for the following use, to be issued on the basis of the representations contained herein, all of which applicant says are true:

- Location of property 552/553 Twilight Trail Gloria Glens Park, Ohio 44215 Parcel #: 043-25A-01-471
- Name of Land Owner James & Lucijana Sidwell Phone: 330-416-4236
Address 9310 Jamison Road Lodi, Ohio 44273
- Occupant Same Phone: 330-416-4236
- Proposed use: XX New Construction, Remodeling, Shed, Residence, 1 No. of Families,
XX Garage, XX Driveway, Fence, Business, Manufacturing, Sign Board - Size
XX Other (explain below, use additional sheet if necessary)
- Sketch of lot, showing existing buildings and proposed construction or use for which application is made. (Fill in all dimensions and indicate North)

- Main road frontage: 80 Feet
- Set back from side of road right of way: 18 Feet
- Side yard clearance: E Side 4 Feet W Side 16 Feet
- Rear yard clearance: 20 Feet
- Depth of lot from right of way 65 Feet
- Dimensions of building: Width 34 Feet, Depth 26 Feet
- Highest point of building above the established grade: 25 Feet

N.	
NEW 34' X 26' DETACHED GARAGE TO BE CONSTRUCTED ON VACANT SUBLOT 553	
NEW 24' X 6' PORCH ON FRONT OF HOUSE	
SEE ATTACHED SKETCH FOR LOCATION OF RESIDENCE & BUILDING SPEC'S.	
FRONT PORCH 144 SQ FT @ \$.05	= \$ 7.20
GARAGE 884 SQ FT @ \$.05	= \$ 44.20
FLAT FEE (GARAGE)	= \$ 10.00
VARIANCE FEE (Paid 4/14/2021)	= \$ 50.00
TOTAL:	= \$ 111.40
BALANCE DUE:	= \$ 61.40

- Buildings Use: New 34' x 26' detached garage to be built on vacant sub-lot 553, new 24' x 6' front porch on front of house.
Number of stories : 1 Basement: N/A Usable floor space designed for use as living quarters, exclusive of basements, porches, garages, breezeways, terraces, attics or partial stories.
First floor 884 square feet, Second floor N/A square feet, Off street parking N/A square feet.
- Remarks: ALL BUILDINGS & STRUCTURES MUST MEET MEDINA COUNTY BUILDING CODES.

WITNESS: _____ **APPLICANT:** James Sidwell

NOTE: This form to be filed in duplicate. **DO NOT WRITE BELOW THIS LINE**

Filed with Zoning Inspector: April 14, 2021

ZONING CERTIFICATE

Upon the basis of Application No. 2021-05 The statements in which are made a part hereof, the proposed usage is found to be in accordance with the VILLAGE ZONING ORDINANCE and Is hereby: _____
for the **Gloria Glens Park District.** **(Approved / Rejected)**

VILLAGE ZONING INSPECTOR: Scot Gold

VILLAGE of GLORIA GLENS, MEDINA COUNTY

Date application received: April 14, 2021 Date application ruled on: _____
Fee paid \$ \$50.00 Cash Check #: 4787 Date: April 14, 2021

If certificate refused, reason for refusal: _____

**Village of Gloria Glens
Office of the Village
Zoning Department**

**To: James & Lucijana Sidwell
9310 Jamison Road
Lodi, Oh 44254**

Date: April 14, 2021

**Scot Gold
P.O. Box 457
Chippewa Lake, Oh 44215
Office: (330) 769-4617
Fax: (330) 769-2027
Cell: (440) 371-6177**

Please review the attached Variance requests for James Sidwell at 552 Twilight Trail. Mr. Sidwell has requested a variance to build a new detached 34' wide x 26' deep garage on his vacant lot on the adjacent property next to his residence in the Village of Gloria Glens Park, Ohio. He has also requested a variance to build a 24' wide x 6' deep front porch on his existing residence.

There will be a Variance Hearing on **Wednesday May 5th, 2021 at 7:00PM via Zoom Meeting.**

To join Zoom Meeting, please visit our website for the Zoom Meeting web address at gloriaglens.org

This letter is to inform you that James Sidwell has requested a variance from the Village of Gloria Glens Park Zoning Department due to the size of the new garage exceeds the Village's maximum garage size of 30' wide x 24' deep and does not meet the front setback from the right-of-way of 20 feet. The front porch also does not meet the front setback from the right-of-way of 20 feet.

SECTION 306 GENERAL REGULATIONS OF STRUCTURES AND CONSTRUCTION

C. Garages –

2. The maximum size of all garages shall be thirty (30) feet wide by twenty-four (24) feet deep, with compliance with all setback requirements for structures contained in this Ordinance.

SECTION 403 AREA AND HEIGHT REGULATIONS

C. Minimum Front Yard Depth – 20 feet from edge of Village street right-of-way

It is not mandatory to attend the meeting, this meeting is your chance as a property owner to express your opinion if you so desire.

Please visit our website at www.gloriaglens.org to review our local zoning rules and regulations. See Article 3, Section 306, if you wish to review the variance requirements.

**Village of Gloria Glens
Office of the Village
Zoning Department**

Scot Gold
P.O. Box 457
Chippewa Lake, Oh 44215
Office: (330) 769-4617
Cell: (440) 371-6177

**ADDENDUM TO ZONING PERMIT
VILLAGE OF GLORIA GLENS PARK
RE: PERMIT # 2021-05 ISSUED TO JAMES SIDWELL
FOR THE CONSTRUCTION OF A GARAGE AT 552
TWILIGHT TRAIL.**

This permit is granted on the following additional conditions:

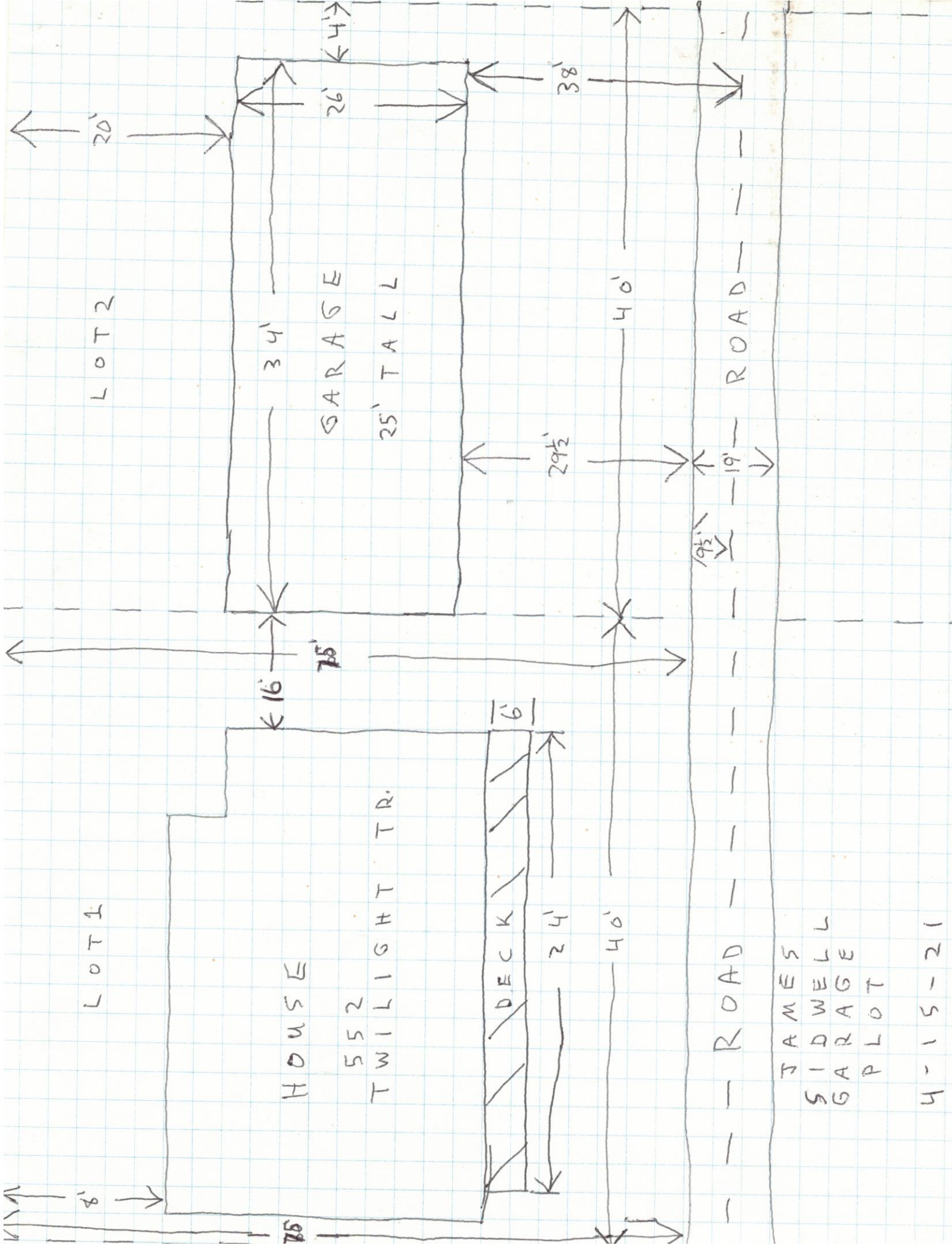
- 1) Applicant to complete necessary drainage on property.**
- 2) Applicant to remove all excess dirt from the property and the Village of Gloria Glens Park.**
- 3) Applicant to repair and restore damage to any existing utilities.**
- 4) Applicant responsible for construction and cost of tie-in to storm sewer.**
- 5) Applicant to be responsible for any necessary road restoration, grade and landscape finish.**
- 6) Footers per section 301-H Gloria Glens Zoning.**
- 7) Driveway per section 311 Gloria Glens Zoning.**

JAMES SIDWELL
(PROPERTY OWNER)

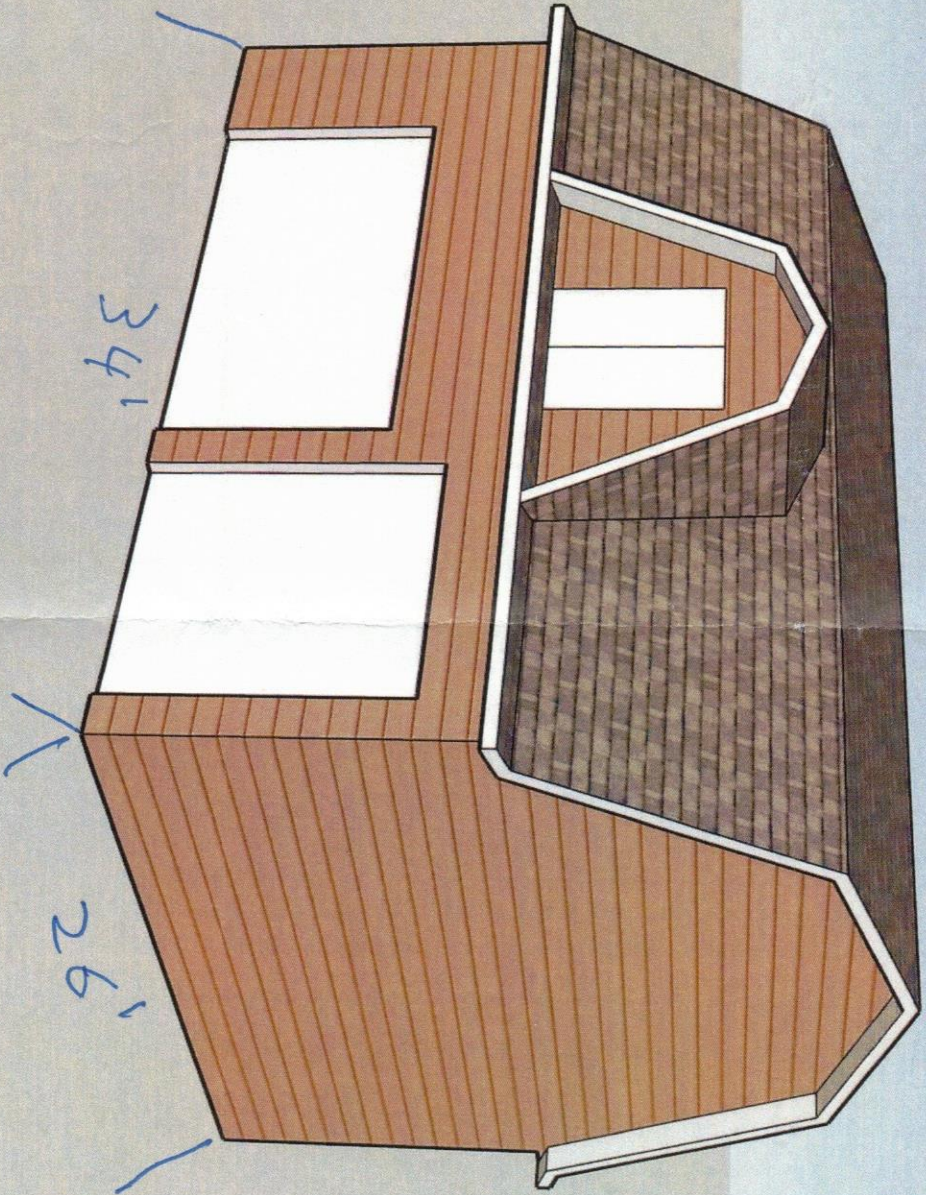
SCOT GOLD
(ZONING INSPECTOR)

DATE

DATE



JAMES
SIRWELLE
GARAGE
PLOT
4-15-21



2' shown to road