



1000 Market St., Reading, OH 45215 | Phone: 513.733.3725 | www.readingohio.org

LOCATION:

Book: _____ Page: _____ Parcel Number: _____

Address of Property in Question: _____

Name of Applicant: _____

Address of Applicant: _____

Name of Owner of Property in Question: _____

Address of Owner of Property in Question: _____

USE:

☐ Residential ☐ Commercial

EXISTING ZONING DESCRIPTION:

- | | | | | |
|---|------------------------------------|---|---|-----------------------------------|
| ☐ Res. "A" | ☐ Res. "B" | ☐ Res. "C" | ☐ Res. "D" | ☐ Res. "E" |
| ☐ Res. "E-R" | ☐ Bus. "A" | ☐ Bus. "B" | ☐ Bus. "C" | ☐ Bus. "D" |
| ☐ Lt. Ind. | ☐ Hvy. Ind. | ☐ PPD | ☐ Public / Institutional | ☐ R & D |
| ☐ W. Benson St. Mixed Use Design Review | | ☐ S. Reading Rd. Commercial Design Review | | |
| ☐ N. Reading Rd. Office & Industrial Design Review | | ☐ Downtown Reading Mixed Use Design Review | | |
| ☐ Reading Rd General Commercial Design Review | | | | |

DESCRIPTION OF APPEAL:

Code Section(s) to be Appealed: _____

This appeal specifically is requesting a variance for which of the following (Check Appropriate)

- ☐ Building Height
- ☐ Lot & Yard Regulations
 - ☐ Lot Frontage
 - ☐ Front Yard
 - ☐ Side Yard Setbacks
 - ☐ Rear Yard Setbacks
 - ☐ Corner Lot
- ☐ Off-Street Parking
- ☐ Signs
- ☐ Fences / Walls
- ☐ Other

Describe in Detail Work to be Performed: _____

Describe How the Proposed Project Does Comply with Current Zoning Code: _____

APPEAL CRITERIA:

For an appeal to be granted, the items listed must be addressed. Please describe how your project relates to each.

1. Does the property have a unique physical condition that is not characteristic of other properties in the vicinity?

2. Is there any other solution to the physical problem which exists? _____

3. Is there a hardship condition that would be created for the Owner/ Applicant if the appeal is not granted? If yes, explain in detail. _____

4. How will the variance affect abutting properties or immediate neighborhood? _____

5. Is the requested variance the smallest variance possible? _____

SUBMITTAL CHECKLIST:

Plans drawn to scale showing the actual shape and dimensions of the lot of the buildings and accessory buildings existing and the lines within which the proposed building is to be erected or altered, the existing and intended use of each building or part of a building, the number of families or housekeeping units the building is designed to accommodate and such information with regard to the lot and neighboring lots may be necessary to determine and provide for the proper hearing of the application.

Names and Addresses of Owners of ALL abutting properties to the subject property, including those across public/private right-of-ways.

\$150 Cash / Check (Make checks payable to the City of Reading) / Credit Card (3.5% fee)

I hereby depose and say that all the above statements and the statement contained in all the exhibits transmitted here with are true

(Print Name)

(Sign Name)

Date