



STONELICK TOWNSHIP TRUSTEES

P.O. Box 37 • Owensville, Ohio 45160

STONELICK TOWNSHIP ZONING BOARD OF APPEALS

Directions for applying for a BZA Hearing

**Application For Residents - Appealing a Stonelick Township Zoning Citation
Requesting a variance from the Stonelick Township Zoning Resolution
Requesting a Conditional Zoning Permit**

Stonelick Township Board of Zoning Appeals is required by law to assure that certain standards are met before it is permitted to grant Appeals, Variances or Conditional Zoning Permits. Persons seeking any of the above should be thoroughly familiar with the applicable sections of the Zoning Resolution (available on-line or from the Stonelick Township Office).

Appeal of Citations: Section 30.4.B and 30.4.C – Note especially that “The notice of appeal shall specify the ground for such an appeal.

Variances: Section 30.6.A through 30.6.G. Note especially 30.6B1 through 30.6B2 and through 30.6B.2.E. Unless these documents are presented to the BZA at, or prior to the hearing, the BZA cannot act on the request of the variance. Section 30.6.D.1 through 30.6.D.4 sets forth the standards the BZA must assure have been or will be met in order to grant a variance. It is the responsibility of an applicant to present evidence and or compelling arguments that these standards have been, or will be met.

Conditional Use Permits Section 30.7.B in its entirety. Unless these documents are presented to the BZA at, or prior to the hearing, the BZA cannot act on the request for a Conditional Use Permit. Section 30.7.D.1 through 30.7.D.7 sets forth the standards the BZA must assure have been, or will be, met in order to authorize a Conditional Use Permit. It is the responsibility of the applicant to present evidence and/or compelling arguments that these standards have been, or will be, met.

In preparing for the hearing, applicants/appellants should use Article 2 of the Resolution (Definitions) to be sure that the forms used in the resolution are understood. Please be well prepared for your hearing. Failure to do so is unfair to other attendees and to the BZA.

REASON FOR APPLICATION

___ Variance (See Section 30.6 of Stonelick Township Zoning Resolution) Relief from a specific requirement of Stonelick Resolution.

- (A) There are unique special conditions involving property which is not ordinarily found in the same Zoning District and that the situation results from the enforcement of this Resolution and not by an action by the property owner.
- (B) Without a variance-it will constitute unnecessary hardship upon the property owner represented in this application.
- (C) The variance will not adversely affect the public general welfare, comfort, health, safety and morals of the community and the variance will not compromise the general spirit and intent of this Resolution the adopted Growth Management Plan may be amended from time to time.

___ Conditional Use (See Section 30.7 of the Stonelick Township Zoning Resolution) The purpose is to permit a use that would not be appropriate restrictions upon finding that:

- (A) The proposed use meets the required conditions as stated in the Zoning Resolution
- (B) The use or development will not have an adverse impact on adjoining properties.

___ Non Conforming Use (See Article of Stonelick Township Zoning Resolution) A type of Variance of an existing Zoning Resolution permitted because the use of the land was legal before the Zoning Resolution was passed prior to 1969.

___ Other Please Explain: _____

APPLICATION FOR BZA HEARING

Case # Assigned: _____

Date of Application: _____

Applicant/ Property Owner _____

Property Address for hearing _____

Mailing Address of Applicant: _____ City, State and Zip _____

I/We or someone on my behalf will appear to be scheduled on this application. The sum of \$200 has been paid to STONELICK TOWNSHIP for the application fee.

Signature of Property Owner

Note: All hearings are open to the public and are held at the Stonelick Township Hall, 457 S. Broadway, Owensville, OH 45160. A copy of the Stonelick Township Zoning Resolution is available on stonelicktpw-oh.org. The application must be accompanied with the following documents:

- 1. Copy of Deed to Property 2. Sketch drawn to scale 3. Zoning permits that were denied by the Zoning Inspector.

Letters will be sent to the following adjacent neighbors: Please complete the information below:

Name: _____

Address: _____ City, State, Zip _____

Name: _____

Address:: _____ City, State, Zip _____

Name: _____

Address: _____ City, State, Zip _____

Name: _____

Address:: _____ City, State, Zip _____

Name: _____

Address: _____ City, State, Zip _____

Name: _____

Address:: _____ City, State, Zip _____

Name: _____

Address: _____ City, State, Zip _____

Name: _____

Address:: _____ City, State, Zip _____

DO NOT WRITE BELOW THIS LINE

Date Application Received from Zoning Inspector: _____

Hearing Schedule Date and Time: _____

Case Number Assigned for Hearing: _____

TO BE COMPLETED BY ZONING BOARD OF APPEALS CHAIRMAN

APPEALS BOARD MEMBER

APPROVAL

DISAPPROVAL

Burroughs

Brown

Averwater

Esz

Fouts

WRITTEN FINDING OF FACT:

SIGNED: _____ **DATE:** _____

Chairman