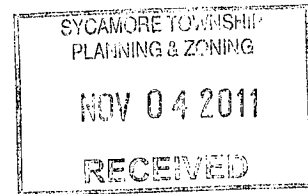


November 4, 2011

Board of Zoning Appeals
8540 Kenwood Road
Sycamore Township, OH 45236



Re: A variance at 8805 Tudor ct.
Cincinnati OH 45242

Dear Board Members,

Please accept this letter as a request for a variance. My name is Paul Grubb and I am requesting a variance on the above mentioned property.

This variance request is to section 10-3.3 of the Sycamore Township Zoning Resolution which states that the combined area of all accessory structure shall not occupy more than thirty-five (35%) percent of the required rear yard. 8805 Tudor is in the "C" residential district where the permitted area of accessory use structures is 525 sq. ft. I am requesting a garage that is 720 sq. ft.

I need a garage big enough to park my truck and my car in, and I have a lot of ladders which I have to leave in the yard because I have no place to put them out of sight, along with my riding lawn mower, snow blowers, all my tools and workbench. I have been at Meier's Wine Cellars for 53 years and I plan on retiring this coming year, and would like to get a small boat and have a garage to keep it inside when I'm not using it..

I would very much appreciate your consideration in this matter.

Sincerely,

Paul Grubb
8805 Tudor ct.
Cincinnati, OH. 45242
793-0865