## PERMIT CITY OF NAPOLEON, OHIO - BUILDING DEPARTMENT 255 West Riverview Avenue, Napoleon, Ohio 43545 - (419) 592-4010

Permit No	3723 Issued 10/24/95	FEES	BASE	PLUS	TOTAL
Job Locatio	n 1080 Becca Lane	[X]Building	\$ 9.00	<u>    \$ 269.00 </u>	\$ 278.00
Lot34	Twin Oaks 2nd Addition	_ XElectrical			
Issued by	Brent N. Damman	[X]Plumbing			THE RESERVE OF
Owner_Lola	Enterprises 592-1806	[X] Mechanical	\$ 18.00	\$ 18.00	\$ 36.00
Address 970	O Oakwood Ave.	[]Demolition			TIPE IN COLUMN TO SERVICE STATE OF THE SERVICE STAT
Agent Gen	mann Bldrs 592-1806	_ []Zoning	\$	\$	\$
Address 9	70 Oakwood Ave.	[]Sign	\$	\$\$	\$
Use Type -	Residential X	[X]Water Tap	\$ 650.00	\$\$	\$ 650.00
Other - Des	cribe	X Sew. Insp.	\$ 60.00	\$\$	
No. Dwelling	g Units	X Sewer Tap	\$ 226.00	\$	
NewX	Replacement	[X] Temp. Water			
Add'n	_AlterRemodel	[X] Temp. Elec.	\$10.00	\$\$	
xed Occupa	ancy	TOTAL FE	EES	• • • • • • • •	3
Change of Od	ccupancy			• • • • • • • • •	
Estimated Co	ost \$ <u>145,000.00</u>	BALANCE			
ZONING INFOR	RMATION				elle sa remi
district R-1	lot dimensions 125 x 150	area front		side yds.5!	rear yd
max hgt			petition or ap	peal req'd	20 date appr
WORK INFORMA	ATTON	ii_ye	file #BZ	d 10/10/95 A 95/06	n mhinyan E
Size: Length	72	Stories 1	Wante State		VOLUME OF
Height	Bank Bertal			nd Floor A	rea 2461
Electrical:	zBuilding Volume		rmit)		
The state of the s	INSPECTIONS, COMMECTIC	DTS \$NOIT	is, conser	NURPECTION	TO HATEL TO SERVICE THE PARTY OF THE PARTY O
Mechanical:					
	nformation: New Hom			PAI	D
drcronar r	HEW HOM	e		NOV 0 4	1995
Date	Applicant Signature			CITY OF NA	POLEON

# INSPECTION RECORD

	UNDERGR	OUND	)		F	ROUG	H-IN			FINAL		
	Туре	Date	Ву	Туре	Date	Ву	Туре	Date	Ву	Туре	Date	Ву
	Building Drains			Drainage, Waste & Vent Piping	4/3	54	Indirect Waste			Drainage, Waste & Vent Piping		
S N	Water Piping									Backflow Prevention		
PLUMBING	Building Sewer	42	30	Water Piping	1/3	5#	Condensate Lines			Water Heater		
	Sewer Connection				5					FINAL APPROVAL	30	BD
	Refrigerant Piping			Refrigerant Piping			Chimney(s)			Grease Exhaust System		
ZAL				Duct Furnace(s)			Fire Dampers			Air Cond. Unit(s)		
MECHANICAL	Ducts/ Plenums			Ducts/ Plenums			☐ Radiant Htr(s)☐ Unit Htr(s)			Refrigeration Equipment		
ECH ECH				Duct Insulation			Pool Heater			Furnace(s)		
2				Combustion Products Vents			Ventilation ☐ Supply ☐ Exhst.			FINAL APPROVAL	30	10
	Conduits & or Cable			Conduits/			D Range D Dryer			Temp Service Temp Lighting		
4	Grounding & or Bonding			Rough Wiring			☐ Generator(s) ☐ Motors			Fixtures Lampholders		
1 1 1 1	Floor Ducts Raceways			Service Panel Switchboard			□ Water Htr □ Welder			Signs		
ELECTRICAL	Service Conduit			Busways Ducts			☐ Heaters ☐ Heat Cable			Electric Mtr. Clearance		
Ш	Temporary Power Pole			Subpanels			□ Duct Htr(s) □ Furnace(s)			FINAL APPROVAL	1/30	31
	Location, Set- backs, Esmt(s)			Exterior Wall Construction	1/2	30	Roof Covering Roof Drainage	1/2	10	Smoke Detector	1/20	BI
	Excavation	11/1	30				Exterior Lath			Demolition (sewer cap)		
	Footings & Reinforcing	11/1	80				□ Interior Lath □ Wallboard					
BUILDING	Floor			Interior Wall Construction	1/2	30	Fire Wall(s)			Building or Structure		
ULC	Foundation Walls	1/9	30	Columns & Supports			Fireplace Chimney				d	
	Sub-soil Drain			Crawl Space	1/2	BP	Attic  D Vent D Access	9/30	AP			
	Piles			Floor System(s)	4/2	30				FINAL APPROVAL BLDG. DEPT.		R
				Roof System	4/2	017	Special Insp Reports Rec'd			Certificate of Occupancy Issued	139	280
		INSPE	CTIC	ONS, CORRECTIO			INSP	ECTI	ONS,	CORRECTIONS,	ETC.	
Ļ												
ADDITIONAL										1		
DDIT												
A										**		

Residential, Building, Electrical, Plumbing, Mechanical, and Demolition Permit

FRCM - The City of Napoleon, Ohio, Building Department

255 West Riverview Avenue; P.O. Box 151; Napoleon, Ohio 43545 - Telephone (419) 592-4010

ENTRY NO.		Base	Plus	<u>Total</u>
PERMIT NO. 3723 ISSUED 10-24-95	(√)Building	\$ 9,00		\$ 278,00
JOB LOCATION 1080 Lorra Ln.	(X)Electrical			\$ 105.00
LOT 34 June On Legal Description)	(X)Plumbing			54,00
ISSUED BY	(V)Mechanical	\$ 18.00	\$ 18.00	\$ 36.00
(Building Official)	( )Demolition	\$	\$	\$
OWNER Jola Enterprises PHONE 592-1806	( )Zoning	\$	\$	\$
ADDRESS 970 Oakwood ave. Map.	( )Sign	\$	\$	\$
AGENT Serman Blows PHONE 592-1806	(X)Water Tap	\$ 65000	\$	\$ 650.00
ADDRESS 970 Oakwood are. Map.	(X) Sewer Tap	- 60.00	\$	60,00
USE: (X) Residential ( ) Commercial ( ) Industrial ( ) Other	(X)Temp Water		\$	
WCRK: ( ) New ( ) Addition ( ) Replacement ( ) Remodel	(X)Temp Elec.	\$ 10.00	\$	\$ 10,00
ESTIMATED COST = \$ /45,000.00	Additional Plan Review:		Hours Hours	
ZONING INFORMATION	ress tee	s raid		\$ <u>/424.00</u> \$ <u>/424.00</u>
District Lot Dimensions Area	Front Ya			ear Yard
R-1 125+150 18,750	40	Sou th North	385" 13.5"	20'
Max Height No. Pkg. Spaces No. Ldg. Spaces		_	on or Appeal F	
40' 2	307			
WORK INFORMATION		File	# BZA 93	106
Building: Ground Floor Area 246/ sq. ft.	Basement Floor A	rea <i>89</i> /	sa ft	
Garage Floor Area sq. ft. 2nd Floor Area				
Size: Length 72 Width 60 Stories /			<i></i>	7// sq. it.
		× /		
Description of Work: Demolition Permit) cubic	: leet			
reserrant or more: Them Home				

ELECTRICAL:	Contractor Sons	Phone
	Address	FOTTMATED COCH - *
Type of Work:	(X)New ( )Service Change ( )Rewiring ( )Add'l Wiring TEMPOR	RARY ELEC. REQUIRED - ( )Ves ( )
	Size of Service <u>500</u> Underground <u>X</u> Overhead	Number of New Circuits 2 9
Description of	Work:	
PLUMBING:	Contractor	Phone
	Address	ESTIMATED COST - *
WATER TAP REQUI	TRED - ( )Yes ( )No Size Type of Pipe	Water Diet Bing
SANITARY SEWER	TAP REQUIRED - ( )Yes ( )No Size Type of Pipe	Dr. Waste Wh. nin-
STREET SEWER TA	P REQUIRED - ( )Yes ( )No Type of Pipe STREET	TO BE OBENER / No. / No.
	Main Building Drain Size = Main Ve	nt Pino Sino - ( ) Ies ( )No
LIST NUMBER OF 1	PLUMBING FIXTURES BELOW:	
Water Closets =	Bathtubs = $2$ Showers = $1$ Lavatories = $4$ Kitch	han Siete /
Clothes Washer =	Floor Drains = / Dishwasher = / Other // /	tien Sinks = / Disposal = /
Description of W	fork:	Total =
MECHANICAL: C	ontractor	21.
A	ddressESTIMATE	P. Good
HEATING SYSTEM -	( )Forced Air ( )Gravity ( )Hot Water ( )Steam ( )Unit Heaters	L COST = \$
TYPE OF FUEL - (	)Electric ( )Natural Gas ( )Propane ( )Wood ( )Coal ( )Solar	()Radiant ()Baseboard
NUMBER OF HEAT ZO	ONES = HOT WATER - ( )One (1) Pipe ( )Two (2) Pipe	()Geothermal Other
ELECTRIC HEAT - N	Sumber of Circuits Number of Furnaces Number	es ()Series Loop
Number of Hot Wat	er Radiators Total Fort Issue	of Hot Air Runs _/8
LOCATION OF HEATI	er Radiators Total Heat Loss Rated Capacity	of Furnace/Boiler
Description of Wor	NG UNITS - ( )Crawl Space ( )Floor Level ( )Attic ( )Suspend	ed ()Roof ()Outside
DRAWINGS REQUIRED: Foundation Plans, Electrical Layout.	All applications must be accompanied by two (2) complete sets of Floor Plans, Structural Framing Plans, Exterior Elevations, Section Plumbing Isometric, Heating Layout, etc. All Plans shall be drawn ite Plans, and show electric panel and furnace locations.	f Drawings including Site Plans, a and Details, Stair Details, to scale, show all existing
READ AND SIGN BELO to complete the wo Building Code, the	W: The undersigned hereby makes application for a Permit for all work in strict accordance with all applicable provisions of the curre Napoleon Building and Zoning Codes, the Napoleon Engineering Departions and other pertinent sections of the Napoleon Code of Ordinance	ut edition of the C.A.B.O.
Signature of Applic	cant Da	to
	De .	

Contractor Delsect Some	
Address Contractor Prisert Sons	
Type of Work: (X)New ( )Service Change ( )Rewiring ( )Add'l William	
Size of Service <u>500</u> Underground X Overhead _	Number of New Circuits ${\it 28}$
Description of Work:  PLUMBING: Contractor	
PLUMBING: Contractor	Phone
Address WATER TAP REQUIRED - ( )Yes ( )No Size Type of Bicc	ESTIMATED COST = \$
WATER TAP REQUIRED - ( )Yes ( )No Size Type of Pipe  SANITARY SEWER TAP REQUIRED - ( )Yes ( )No Size	Water Dist. Pipe
SANITARY SEWER TAP REQUIRED - ( )Yes ( )No Size Type of Pipe  STREET SEWER TAP REQUIRED - ( )Yes ( )No Type of Pipe	Dr. Waste Vt. Pipe
ST ST	SEET TO DE ADDITION
Main Building Drain Size = Main Vent Pipe Size =  Alst NUMBER OF PLUMBING FIXTURES BELOW:  Atter Closets = 2 Bathtubs = 2 Showers = / Lavatories = 4 Kitchen Sinks = / Disposal = /  Blothes Washer = / Floor Drains = / Dishwasher = / Other / Total = /  CHANICAL: Contractor  Address	
Water Closets = 2 Pathents 7	• /
Clothes Washer = / Floor P :	Kitchen Sinks = / Disposal - /
Description of Work: Dishwasher = Other 7	
MECHANICAL: Contractor	
Address	Phone
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Forced	MATED COST = \$
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Hot Water ( )Gr	MATED COST = \$
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Hot Water ( )Steam ( )Unit Heating OF FUEL - ( )Electric ( )Natural Gas ( )Property ( )	MATED COST = \$ters ( )Radiant ( )Baseboard
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Hot Water ( )Steam ( )Unit Heat TYPE OF FUEL - ( )Electric ( )Natural Gas ( )Propane ( )Wood ( )Coal ( )Soil	MATED COST = \$ters ( )Radiant ( )Baseboard Lar ( )Geothermal Other
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Hot Water ( )Steam ( )Unit Heat TYPE OF FUEL - ( )Electric ( )Natural Gas ( )Propane ( )Wood ( )Coal ( )Soil NUMBER OF HEAT ZONES = HOT WATER - ( )One (1) Pipe ( )Two (2) ELECTRIC HEAT - Number of Circuits	MATED COST = \$ters ( )Radiant ( )Baseboard lar ( )Geothermal Other Pipes ( )Series Loop
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Hot Water ( )Steam ( )Unit Heat  TYPE OF FUEL - ( )Electric ( )Natural Gas ( )Propane ( )Wood ( )Coal ( )Soi  NUMBER OF HEAT ZONES = HOT WATER - ( )One (1) Pipe ( )Two (2)  ELECTRIC HEAT - Number of Circuits Number of Furnaces Number of Hot Water Radiators Total Heat Loss	MATED COST = \$
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Hot Water ( )Steam ( )Unit Heat TYPE OF FUEL - ( )Electric ( )Natural Gas ( )Propane ( )Wood ( )Coal ( )Soin MUMBER OF HEAT ZONES = HOT WATER - ( )One (1) Pipe ( )Two (2) ELECTRIC HEAT - Number of Circuits Mumber of Furnaces Number of Hot Water Radiators Total Heat Loss Rated Capacitocal Coation of Heating Units - ( )Crawl Space ( )Floor Level ( )Attic ( )Suspine Coation of Work:	ters ()Radiant ()Baseboard lar ()Geothermal Other  Pipes ()Series Loop  mber of Hot Air Runs /8  city of Furnace/Boiler
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Hot Water ( )Steam ( )Unit Heat TYPE OF FUEL - ( )Electric ( )Natural Gas ( )Propane ( )Wood ( )Coal ( )Soin NUMBER OF HEAT ZONES = HOT WATER - ( )One (1) Pipe ( )Two (2) ELECTRIC HEAT - Number of Circuits Number of Furnaces Number of Hot Water Radiators Total Heat Loss Rated Capable LOCATION OF HEATING UNITS - ( )Crawl Space ( )Floor Level ( )Attic ( )Suspective of Work:  DRAWINGS REQUIRED: All applications must be accompanied by two (2) complete set Foundation Plans, Floor Plans, Structural Framing Plans, Exterior Elevations, Sect Electrical Layout, Plumbing Isometric, Heating Layout, etc. All Plans shall be districted and Sign Below: The undersigned hereby makes application for a Permit for all Eucliding Code, the Napoleon Building and Zoning Codes, the Napoleon Engineering De Standard Specifications and other pertinent sections of the Napoleon Code of Ordina	ters ()Radiant ()Baseboard  lar ()Geothermal Other  Pipes ()Series Loop  mber of Hot Air Runs  City of Furnace/Boiler  pended ()Roof ()Outside  s of Drawings including Site Plans, tion and Details, Stair Details, sawn to scale, show all existing  l work described herein and agrees rrent edition of the C.A.B.O. partment Rules and Regulations, ances.
HEATING SYSTEM - ( )Forced Air ( )Gravity ( )Hot Water ( )Steam ( )Unit Heat TYPE OF FUEL - ( )Electric ( )Natural Gas ( )Propane ( )Wood ( )Coal ( )Soin NUMBER OF HEAT ZONES = HOT WATER - ( )One (1) Pipe ( )Two (2) ELECTRIC HEAT - Number of Circuits Number of Furnaces Number of Hot Water Radiators Total Heat Loss Rated Capac LOCATION OF HEATING UNITS - ( )Crawl Space ( )Floor Level ( )Attic ( )Suspective of Work:  DRAWINGS REQUIRED: All applications must be accompanied by two (2) complete set Electrical Layout, Plumbing Isometric, Heating Layout, etc. All Plans shall be districted in the Site Plans, and show electric panel and furnace locations.  READ AND SIGN BELOW: The undersigned hereby makes application for a Permit for all Building Code the Work in strict accordance with all applicables.	ters ()Radiant ()Baseboard  lar ()Geothermal Other  Pipes ()Series Loop  mber of Hot Air Runs  City of Furnace/Boiler  pended ()Roof ()Outside  s of Drawings including Site Plans, tion and Details, Stair Details, sawn to scale, show all existing  l work described herein and agrees rrent edition of the C.A.B.O. partment Rules and Regulations, ances.

# METER YOKE RELEASE

This document is for the release of **one (1)** Water Meter Yoke for Residential water service lines.

RELEASE NO. 175
PERMIT NO. 3723 ISSUED 11/13/95
JOB LOCATION 1080 Becce Ln.
(X) - Inside City Limits () - Outside City Limit
ISSUED BY BY
OWNER Lola Enterprises
ADDRESS 970 Oakwood Ave Nag.
CONTRACTOR Grann Bides
ADDRESS 970 Dakwood Ave. Map.
CONTRACTOR'S PHONE NO. 592-1806
WATER TAP SIZE: ( $\gamma$ ) = 1" ( ) = 1-1/2" ( ) = 2"
WATER METER s#
(/ ) - New Dwelling ( ) - Existing Dwelling
( ) - Lawn Meter
Water Service Line to be Type (K) Copper or (CTS Polyethelene Tubing of one inch (1") minimum.
Watts No. 7 Dual check required ( ) = Yes ( ) = No.
Water Meter Yoke installation is subject to the following conditions:
1.) Must be located in an accessible area.
2.) Must be in an area not subject to freezing temperatures.
<ol> <li>Must be eighteen inches (18") above floor level, not in crawl spaces.</li> </ol>
4.) Must comply with the mounting criteria and clearances as set forth in DRAWING #04403901.

# DALLING THAT SERVER

## WATER TAPPING PERMIT

#### issued by

## The Napoleon Water Distribution Department

255 West Riverview Ave. Napoleon. Ohio 43545 Pn. 592-4010

Permit No. W- 0250 Issued //-/3-	95 Received	of Lola E.	nterprise	s (\$ 650).
(Charge for tapping permit to supply water s	ervice to) Lot No.	34 Sub Div.	Twin 6	BAKS 2nd
Street No. 1080 Becca La Tap Si	ze • Co	st \$00 Pl	uaber	1 T V T T T T T T T T T T T T T T T T T
				***************************************
Date completedAp	onroyed by A.M.	C b == 1.		
	111	ealer distribution dept.	2	finance director
	201			
Name Size				
Old Tap No. New Tap No.				
Location of Main 4'South of Distance from Hydrant/Valve 42'West a	South co.	RB Depth of Main	612 Henry Wille	)
Distance from Hydrant/Valve for West a	et flyed 117	_ Distance to Curb Stop	from Corp.	/8.
		* * * * * * * * * * * * * * * * * * *		
		::::::		
		* * * * * * * *		1080:
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		8,		18'.
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#### MEMORANDUM

TO: Members of the Board of Zoning Appeals FROM: Brent N. Damman, Zoning Administrator

SUBJECT: Front & Side yard setback variance at 1080

Becca Ln.

HEARING DATE: October 10th, 1995 at 4:30 PM

HEARING #: BZA 95/06

#### BACKGROUND

An application by Julia Ann Luzny 480 Briarcliff Napoleon, Ohio, owner of lot 34 in the Twin Oaks 2nd Addition Subdivision Napoleon, Ohio, (Aka) 1080 Becca Ln. The request is for a minor variance to the front and side yard setbacks. The variance request is to section 151.50.4 of the City of Napoleon Ohio Code of General Ordinances, and is located in an "R-1" Suburban Residential Zoning District.

## RESEARCH AND FINDINGS

- 1. Mrs. Luzny has a potential buyer for the property, but the dwelling structure which is proposed to be built on it, will not fit because of the two (2) forty (40) foot front yard setbacks that are required on this corner lot.
- The variance is for 1.5 feet to the front yard setback to Neward Ave. and 1.5 feet to the north side yard setback.
- 3. There are 21 building lots within the Twin Oaks 2nd Addition in which this lot is located, the subject lot is one of five lots in this subdivision with 70 feet of buildible lot width, the remaining lots have a minimum of 76 feet of buildible lot width.

#### ADMINISTRATIVE OPINION

Based on the above facts I believe the subject lot meets the criteria for variance, therefore I am recommending the Board grant the setback variance as requested.

### CONSIDERATIONS

The Board shall not render a decision on this request until it has reviewed the following standards for variation.

The standards for variation to be considered are as follows:

(a) That there are exceptional or extraordinary circumstances or conditions applicable to the property or to the intended use that do not apply generally to the other

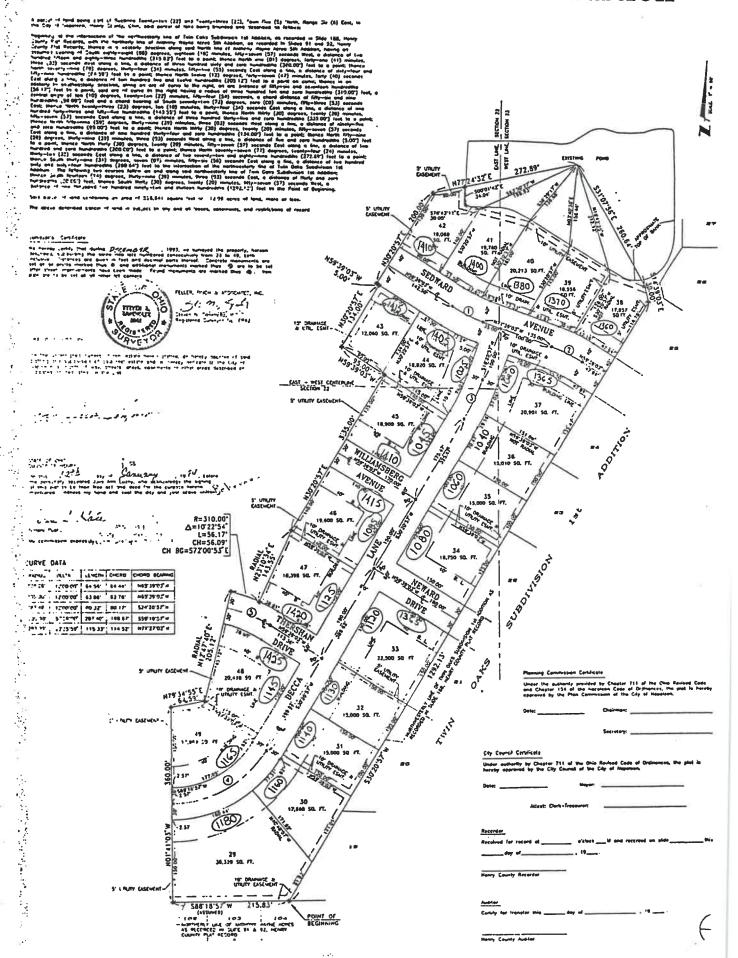
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property or use in the same vicinity or district.

- (b) That such Variance is necessary for the preservation and enjoyment of a substantial property right possessed by other property in the same vicinity or district but which is denied to the property in question.
- (c) That the granting of such Variance will not be materially detrimental to the public welfare or injurious to the property or improvements in the vicinity or district in which the property is located.
- (d) That the granting of such a Variance will not alter the land use characteristics of the vicinity of district, diminish the value of adjacent land and improvements or increase the congestion in the public streets.

			2

# Twin Oaks Subdivision 2nd Addition



			7

Date Paid CITY OF NAPOLEON NOV 13 1995 Filing Fee Side 305 Amount 38.5- Meward Certificate No. Pink - Engineering Off Street Parking Spaces Required Yard Set Back: Front 40 = ZONING CERTIFICATEMPLETED Description of Use (Owner-Agent) Loading Spaces Required Board of Zoning Appeals\_ Side Yellow - Board of Zoning Appeals (or Legal Description) Applicant Signature Sq. Ft. CITY OF NAPOLEON Subdivision Approved By: Zoning Inspector White - Applicant Lot Coverage 30% DR. n Lot Dimensions 125 x1x Height 40' MAX Petition or Appeal Required 56 Lot Area 18 75 C Issued To: 1 Zoning District R-1 0 Lot Information: Lot No. Street Address Date

TOWNERS CEBILEICY WITHING CHANGE AND THE PROPERTY OF THE PROPE