

CITY OF NAPOLEON
BUILDING CONSTRUCTION PERMIT
 (1, 2 or 3 Family Dwelling)

Owner Name William R. King

Address 860 Riverview Ave.

Builder Name Helmsing Supplies

Address 10 Ford Helmsing Rt#4, Napoleon Tel. 822-3673

Lot Information:

Street No. 860 Riverview Ave.

Lot #194 Subdivision Adam Stouts 1st Add

Lot Dimensions 95'x 236' Lot Area 22,420 Sq. Ft.

Yard Set Back: Front ----- Rear Min. 15'

Side VARIANCE Side -----

Zoning "A" Intended use of Building: Removing the existing detached

Building Information:

Single ----- Double ----- Multiple ----- New Construction X Addition ----- Remodel -----

Size: Length 26' Width 34' No. of Stories 1

Floor Area: 1st Floor --- 2nd Floor --- 3rd Floor --- Basement ---

Unfinished Attic X Garage X(TWO-CAR) 884sqft

Foundation: Piers --- Full Basement --- Part Basement ---

Concrete X(12") Block ---

Walls: Frame X Block ----- Brick ----- Other Pressboard horiz. siding

Electrical: Wiring None Electric Heating ----- Electrical Appliances ---

Plumbing: Fixtures or Traps --- Warm Air Heating --- Hot Water Heating ---

Additional Information: This permit requires compliance with the attached addendum marked exhibit "A" and made a part here-of.

Date 10-13-75 Applicant Signature [Signature]

Note: 10/29/75 Provide min 4' x 4' top ss in nst free area of venting. left Note to Owner. Completed flup

Inspection Record:

Work Started ----- Foundations ----- Plumbing, Heating -----

Set Back, Side Lines ----- Plumbing (Rough In) ----- And Air Conditioning -----

Excavation 10/1/75 Erecting Frame 10/29/75 85% completed. Roof -----

Footing 10/10/75 inspected & approved by [Signature] Electrical Work -----

Comments: -----

Certificate of Occupancy Issued -----

Pink - Engineer

Inspector

Permit No. 216-75

Issued 10/10/75

By [Signature]
 Building Inspector

Valuation \$5,000.00

Fees	Base	Plus	Total
Construction	\$3.00	\$2.50	\$5.50
Plumbing			
Electrical			
Heating			
Water Tap			
Sewer Tap			
Temporary Elec.			
TOTAL	\$3.00	\$2.50	\$5.50

①

DATE Dec. 18, 1975	JOB NO. 216-75
PROJECT 26' x 34' Detached Garage	
LOCATION 860 Riverview Ave.	
CONTRACTOR Heissing	OWNER Wise
WEATHER _____	TEMP. ° at _____ AM ° at _____ PM
PRESENT AT SITE Tom Terranova - Building Insp.	

TO William P. Wise
 860 Riverview Ave.
 Napoleon, Ohio, 43545

(11/3/76 Wise called & said he intends to install roof jacks and will call when completed. *AWP*)

THE FOLLOWING WAS NOTED:

The required attic ventilation not installed as of 12/18/75. Please inform the Engineering Dept by Jan 13, 1976 what you intend to do about this matter.

- As per ^{10/31/75} ^{11/7/76} conversations on the phone on 10/31/75, the building codes adopted by the city require that all attic areas be properly ventilated in accordance with Section 507.2 of the code, which clear states "ALL attic spaces and spaces between roofs and top floor ceilings shall be ventilated by not less than two (2) opposite windows, louvers, or vents with a total clear area of opening not less than one third (1/3) of one (1) per cent of the horizontally projected roof area". The 26' x 34' Detached garage would require not less than 100 sq. in. of net free area located at the highest practical point of the roof. Soffit vents are not considered when computing required ventilation.

- Note: No inspection required when installed.

Installed and Inspected by *AWP*

COPIES TO Mr. Wise

FIELD REPORT

SIGNED *Tom Terranova*

CITY OF NAPOLEON
Engineering Department
255 Riverview Avenue
NAPOLEON, OHIO 43545

(2)

DATE Dec 19, 1975	JOB NO. 216-75
PROJECT 26 x 34' Detached Garage	
LOCATION 860 Riverview Ave.	
CONTRACTOR Heissing	OWNER Wise
WEATHER _____	TEMP. ° at _____ AM ° at _____ PM
PRESENT AT SITE Tom Terranova - Bldg. Insp.	

TO Mr. Wise

Continued

THE FOLLOWING WAS NOTED:

> As a matter of suggestion, I know for a fact that local suppliers have available roof jacks which has 144 sq in's of net free area each. Also by ordering are ridge roof venting used more commonly on hip roof construction.

If you have any further questions please feel free to contact me at the City Building or call 592-4010.

COPIES TO Mr. Wise

FIELD REPORT

SIGNED *Thomas W. Terranova*

CITY OF NAPOLEON
ENGINEERING DEPARTMENT
APPLICATION FOR CONSTRUCTION PERMIT
(PLEASE PRINT OR TYPE)

The undersigned hereby makes application for the construction, installation, replacement or alteration as herein specified, agreeing to do all such work in strict accordance with the City of Napoleon's Building Code for 1, 2 and 3 Family Buildings.

Owner's Name W. P. Wise Address 860 Riverview Ave

Builder's Name Heissing Supplr Address _____ Tel. _____

LOT INFORMATION: (Not required for roofing or siding job.)

Location of Project 860 Riverview Ave Lot # 196

Subdivision Adam Stouts 1st Add.'n. Lot Area _____ Sq. Ft. _____

Yard Set Back: Front — Rear 150' Left Side 6'
Right Side _____ Zoning District _____

BUILDING INFORMATION:

Single _____ Double _____ Multiple _____ New Construction _____

Addition _____ Remodel _____ Attached Garage _____

Detached Garage X Accessory Building _____ Replacement _____

Brief Description of Work: Two Car Detached Garage + Storage Rm.

Site: Length 26' Width 34 No. of Stories 1

Floor Area: 1st Floor _____ Sq. Ft. 2nd Floor _____ Sq. Ft.

3rd Floor _____ Sq. Ft. Basement _____ Sq. Ft.

Unfinished Attic _____ Garage _____

Foundation: Piers _____ Full Basement _____ Part Basement _____

Concrete 12" Thickness Block _____ Size _____

Walls: Frame X Block _____ Brick _____ Other _____

Specific Type of Exterior Siding Press Board Hbrz.

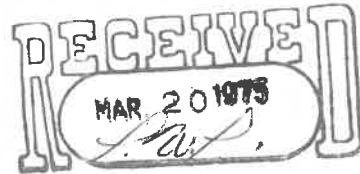
APPLICATION FOR PERMIT SHALL BE ACCOMPANIED BY TWO COMPLETE SETS OF PLANS INCLUDING: ELEVATIONS, FLOOR PLANS, CROSS SECTIONS AND PLOT PLAN. IF ADDITIONS OR REMODELING, SHOW ALL EXISTING STRUCTURES AND THEIR SIZE AND LOCATION. ALL PLANS SHALL BE DRAWN TO 1/4"=1'-0" SCALE. PLOT PLAN DRAWN TO 1/8"=1'-0" SCALE.

ESTIMATED COST OF COMPLETED PROJECT: \$5,000.00

DATE 10/1/25 APPLICANT'S SIGNATURE William B. Wise

OWNER-BUILDER-AGENT

\$5.50 cost of permit,



March 20, 1975

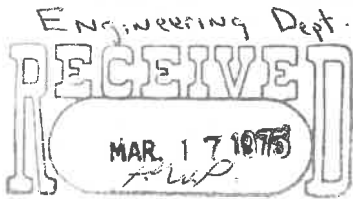
To Whom It May Concern:

NOTICE OF PUBLIC HEARING

A Public Hearing will be held by the Board of Zoning Appeals of the City of Napoleon, Ohio in the Council Chambers at 355 W. Riverview on Monday, April 21, 1975 at 4:30 p.m. to consider the following proposal.

A request of William P. Wise for a variance of the Zoning Regulations covering Lot No. 194 in Adam Stout's 1st Addition, pertaining to the side setback line for an accessory building, as stated in Section 85.47 sub-paragraph (4) of Zoning Ordinance No. 1164.

Board of Zoning Appeals
City of Napoleon, Ohio



Given To Rupert For Notice
in paper on 3-20-75 FWP.

William P. Wise
860 Riverview Ave.
Napoleon, Ohio

3-17-75

TO: Members of the board of zoning appeals

SUBJECT: Request for variance of inset requirements

Please consider my request for a variance of the inset requirements for the new garage I intend to build on my property at 860 Riverview Ave.

You will note on the drawing submitted with this letter a street called River Ave. This 60' right-of-way was designated in the year 1877 but was never improved or used as a street.

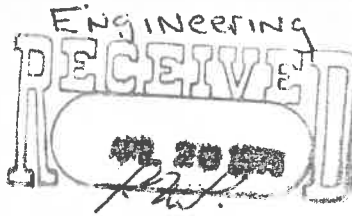
As the property on each side of this street was developed over the years its existence was actually hidden by driveways and bushes, as you can see by the drawing or by driving down Riverview Ave. This street exists only for the length of my lot (194). As Park Street and Park Lane have developed there is no need or possibility of extending this street beyond its present length.

Inasmuch as River Ave. is not used and never will be used it is my request that I be permitted to build a new garage to the property line rather than observe the normal inset requirements.

I wish to have this variance so I will not have any of the garage or drive behind my house and to use less of my backyard space.

Thank you for your consideration.

William P. Wise



4-21-75

BOARD OF ZONING APPEALS

PUBLIC MEETING

Present: Snyder, Overhulse, Palmer, Meyers

Absent: Yackee

This meeting concerned the request of William P. Wise for a variance of the Zoning Regulations covering lot No. 194 in Adam Stout's 1st Addition, pertaining to the side setback line for an accessory building.

Mr. Wise was present and stated that he would like to build a garage next to the property line without any set back. He said this is on the back part of his lot and next to 60 ft. right-of-way for a proposed street, which separates the adjacent property.

The Board questioned Mr. Wise if he knew exactly where his property line is. He stated that he did not have it surveyed and was not sure.

Motion: Palmer Second: Overhulse
To grant a variance and allow Mr. Wise to build to his established surveyed boundary line as requested, and that the building inspector may issue building permit No. ~~216-75~~ *216-75* on that basis.

Roll call: All yea.

Rupert W. Schweinhagen
Rupert W. Schweinhagen
Clerk-Treasurer

Copy given to
Mr. Wise 10/10/75
by P.W.P.

CITY OF NAPOLEON

PERMIT

(1, 2 or 3 Family Dwelling)

ZONING

Permit No. 216-75

Issued 4-21-75

By Board of Zoning Appeals
Building Inspector

Valuation

Fees	Base	Plus	Total
Construction			
Plumbing			
Electrical			
Heating			
Water Tap			
Sewer Tap			
Temporary Elec.			
TOTAL			

Owner Name

Address

Builder Name

Address Tel. 593-1436

Lot Information:

Street No. 140 Riverside Ave.

Lot 1228 Subdivision 1000 Stouts Lot, 1st Div.

Lot Dimensions 15' x 25' Lot Area 15,000 Sq. Ft.

Yard Set Back: Front Rear Min. 15'

Side 5' (VARIANCE) Side 15' (VARIANCE)

Zoning Intended use of Building: Removing the existing detached garage and construct in approximately the same location a new 26' x 31' detached garage.

Building Information:

Single Double Multiple New Construction Addition Remodel

Size: Length 26' Width 31' No. of Stories: 1

Floor Area: 1st Floor 2nd Floor 3rd Floor Basement

Unfinished Attic Garage (NO CAR)

Foundation: Piers Full Basement Part Basement

Concrete Block (C)

Walls: Frame Block Brick Other

Electrical: Wiring Electric Heating Electrical Appliances

Plumbing: Fixtures or Traps Warm Air Heating Hot Water Heating

Additional Information:

Date Applicant Signature

NOTE: REQUIRED \$25.00 FILING FEE FOR A VARIANCE IN ZONING HAS BEEN PAID, MARCH 2, 1975.

Copy Given To Mr. Wise 10/10/75 by P.W.P.

Inspection Record:

Work Started Foundations Plumbing, Heating

Set Back, Side Lines Plumbing (Rough In) And Air Conditioning

Excavation Erecting Frame Roof

Footing Electrical Work

Comments:

Certificate of Occupancy Issued

Pink - Engineer

Inspector