

NOTICE OF APPLICATION TO THE BOARD OF ADJUSTMENT

To: Board Of Adjustment
Attn: Secretary, Board of Adjustment
801 E. Walnut Street, Rm. 315
Columbia, MO 65201 (573) 886-4330

ONE FORM PER VARIANCE REQUEST

SUBJECT: Notice of application in regard to the following described property located in Boone County, Missouri:

07-301-02-00-010-00 see attached Boundary Survey
Tax Parcel Number legal description (attach separate form if necessary)
and known, or to be known as 16654 N. Cranview Dr - Centralia, MO - 65240
street or route City, Zip Code

Notice is hereby given that I/we the property owner apply to the Board of Adjustment, Boone County, Missouri for a variance from Zoning Subdivision Regulations Section(s) 7-A-5
(circle one) (use separate form for each requested variance)

Reason for request (attach a separate sheet if needed): see attached letter.

Type and location of building the variance is requested for, if applicable. (May be indicated on survey or aerial photograph - attach copy)

40x60 Storage Bldg/Woodworking Shop. Storage for Fishing Boat & Trucks.

Current zoning: A2 Current use of the property: Residential

Proposed use if different from above: _____

Authority to grant said permission is given to the Board of Adjustment by Section 15C, Boone County Zoning Regulations. If the Board of Adjustment grants permission as requested, there will still be substantial compliance with the Zoning Regulations, the spirit of the Zoning Regulations will be observed, public safety and welfare will be secured and substantial justice will be done. I/We request that the Board of Adjustment grant the above described request and that a Certificate of Decision be issued by said Board to that effect.

I understand that only the variance requested above will be heard by the Board. I also understand that if an additional variance is required it will not be heard before the Board until the variance is advertised and notice has been given to interested parties as required.

Attached hereto and made part hereof is a list with the names and addresses of all parties in interest, including all property owners within 1,000 feet of the subject property, to the best of my/our belief, and a copy of the current owner's deed to the property.

Enclosed is an application fee of \$150.00. I understand I will be billed for additional fees including mailing, public notice, and recording costs. The above information is true and correct to the best of my knowledge.

William Oswald 7/18/19
Signature of owner(s) Date

William H. Oswald & Mary J. Oswald
Print Name

Daytime Phone _____

16654 N. Cranview Dr.
Address

*Bill additional fees to (if applicable):

Centralia, Mo. 65240
City & Zip

Name phone

I hereby acknowledge receipt application:

Address

Secretary, Board of Adjustment

Date

July 19, 2019

Re: **Reason for Request**

Board of Adjustment,

I come before you requesting a variance to the zoning requirements for my property. Due to logistics, topographic issues and the presence of a lake behind my house, the requested building cannot be built behind the front of the house, as required by the Boone County Zoning Code for Accessory buildings on lots less than 5 acres. The house was built on 4.3 acres and positioned to take advantage of the views of the lake which is located right behind my house. Please refer to the attached site plan.

The proposed location will not hinder any BCFD from accessing my house or any of the other buildings and houses on North Crownview Dr as the new building will not be utilizing the existing drive to the house. The Accessory Building will not be bringing any additional traffic or provide any hindrance or nuisance to my neighbors in any way.

I am getting ready to retire and one of my hobbies is to do wood working, mostly making nick knacks and outdoor furniture. Half of the building will be dedicated to this and the other half will be to store my fishing boat and truck along with my fishing equipment. A small toilet will be placed between the two halves.

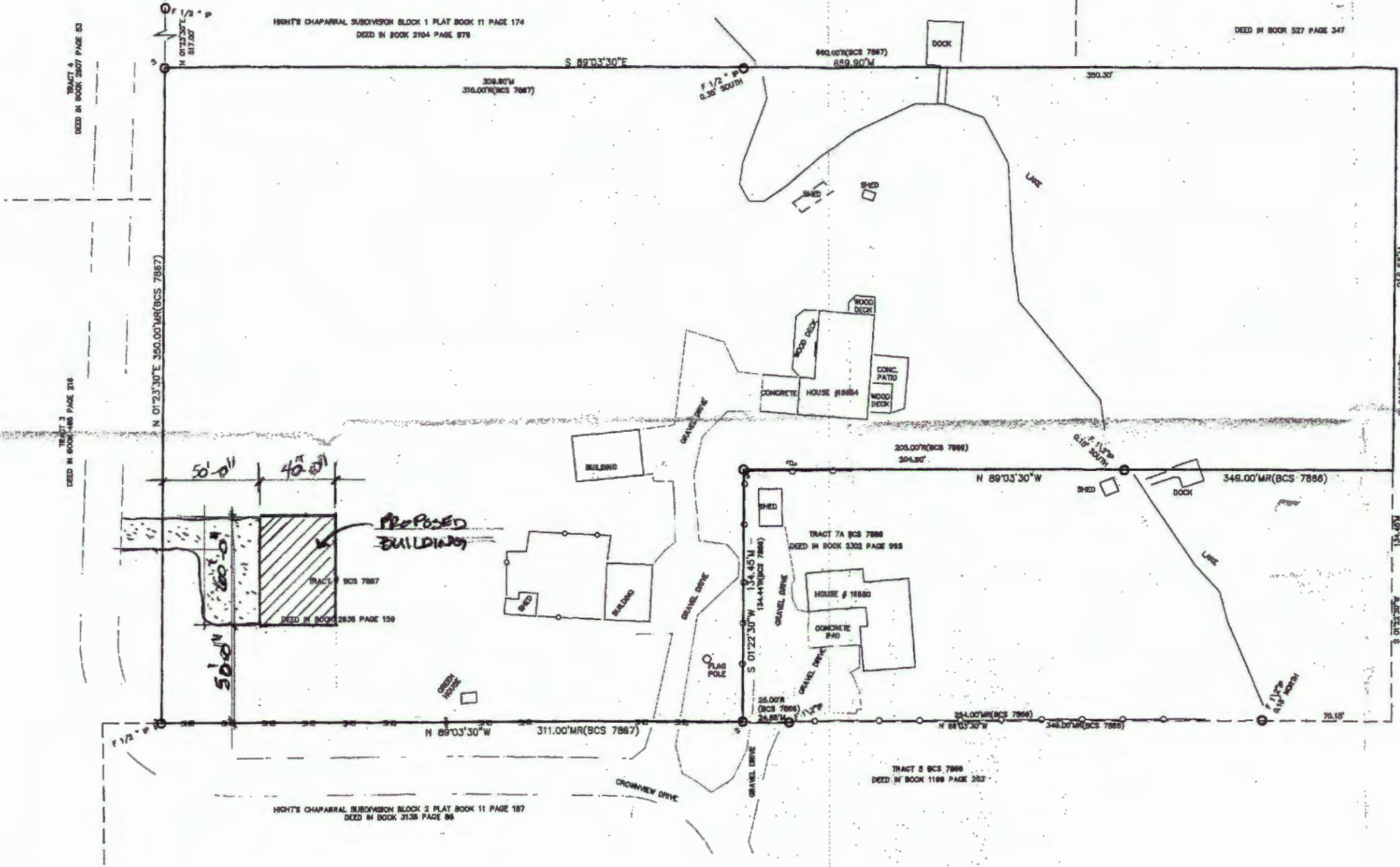
I am requesting a vote in favor of this request.

Respectfully submitted,



William H. Oswald

SURVEY
SECTION 2 AND SECTION 3, TOWNSHIP 50 NORTH, RANGE 12 WEST
BOONE COUNTY, MISSOURI



LEGEND

F	FOUND
S	SET 5/8\"
IP	BRUSH AND ASSOC. LC 321
PM	IRON PIPE
	5/8\"
	BRUSH AND ASSOC. LC 321
	UNLESS OTHERWISE NOTED
	RECORD
M	MEASURED
L	ARC LENGTH
CH	CHORD
RA	RADIUS
—	FENCE
OP	UTILITY POLE
BCS	BOONE COUNTY SURVEY
(7867)	BOONE COUNTY SURVEY NUMBER
OH-E	OVER HEAD ELECTRIC

DESCRIPTION
A TRACT LOCATED IN THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 2 AND IN THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 3 ALL IN TOWNSHIP 50 NORTH, RANGE 12 WEST, BOONE COUNTY, MISSOURI SAID TRACT BEING DESCRIBED BY THE DEED IN BOOK 2836 PAGE 156 AND SHOWN AS TRACT 7 OF BOONE COUNTY SURVEY NUMBER 7867 AND CONTAINING 4.33 ACRES.

DATE: 03-23-2014
THIS SURVEY CONFORMS TO TYPE URBAN ACCURACY STANDARD 20 CSR 2030-16.040
SURVEY FOR: WILLIAM OSWALD JR.
REFERENCE BEARINGS GRID NORTH AS PER GPS OBSERVATION USING THE MDDOT CORRS NETWORK

NOTES:
1. CURRENT TITLE POLICY AND OR ABSTRACT WERE NOT AVAILABLE FOR REVIEW OTHER EASEMENTS MAY EXIST.

TRACT 8 BCS 7888 DEED IN BOOK 3226 PAGE 171
TRACT 7A BCS 7886 DEED IN BOOK 3302 PAGE 988
TRACT 5 BCS 7866 DEED IN BOOK 1188 PAGE 283
TRACT 4 BCS 7867 DEED IN BOOK 2807 PAGE 53
TRACT 2 BCS 7867 DEED IN BOOK 2836 PAGE 156
TRACT 3 BCS 7867 DEED IN BOOK 3138 PAGE 86

THE RESULTS OF THIS SURVEY ARE AS SHOWN ON THE PLAT.
I HEREBY CERTIFY THAT THE ABOVE SURVEY WAS MADE UNDER MY DIRECTION AND CONFORMS TO THE CURRENT MISSOURI MINIMUM STANDARDS FOR PROPERTY BOUNDARY SURVEYS.
SURVEY AND PLAT BY BRUSH & ASSOCIATES, INC.
Kevin M. Schweikert
KEVIN M. SCHWEIKERT PLS 2013000068

