

Dear Chairperson of the Board of Adjustment,

The purpose of this variance application is to request a reduction in the number of off-street parking spaces required on the property. The building currently on the property is the New Hope Baptist Church which uses street parking for its occupants. The proposed changes to the site include the demolition of the current two story building and the construction of a new building of the same purpose on one level with neither a second story nor a basement. The new building would require 16 off-street parking spaces as per Billings City Code Section 06-1203. This is calculated using 1 parking space needed for every sixty-five (65) square feet of floor area used for assembly purposes, of which the building uses 983 square feet. The site, however, only allows for 2 off-street parking spaces. The wish of the owners of the property is to reduce the required number of off-street parking spaces from 16 to 2. Because the use of the property would be unchanged, as well as the parking habits of the occupants, it stands to reason that the property might continue its current parking standards and utilize street parking for the majority of it's needs.

Sincerely,

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