

CITY VARIANCE

APPLICATION FORM

ID: Billings Variance # 1360 - Project # 00085

~~PZA~~ - 23 - 00085

The undersigned as owner(s) of the following described property hereby request a Variance from the terms of the City of Billings Zoning Regulations.

B603.80

PROPERTY TAX ID# A36133 CITY ELECTION WARD# 2

Legal Description of Property: Lakeview SUBD, S15, T01, N, R26E, Lot 23-24

Address or General Location (If unknown, contact City Engineering): 2280 Richards Rd. Billings, MT. 59105

Zoning Classification: IMP U | RMH

\* Size of Parcel (Area & Dimensions): 0.26 Acre 235' Long x 70' wide

Covenants or Deed Restrictions on Property: Yes  No

If yes, please attach to application

Variance(s) Requested: change of zoning to allow building of garage to the back of property

Facts of Hardship: (attach letter) NO space to build on sides or front

\*\*\* Additional information may be required as determined by the Zoning Coordinator in order to fully evaluate the application.

Owner(s): Mitch Bucsis

(Recorded Owner) 2280 Richards Rd Billings MT

(Address) 406-998-8411 Lmbucsis@yahoo.com

(Phone Number) (email)

Agent(s): N/A

(Name)

(Address)

(Phone Number) (email)

I understand that the filing fee accompanying this application is not refundable, that it pays for the cost of processing, and that the fee does not constitute a payment for a Variance. Also, I attest that all the information presented herein is factual and correct.

Signature: Mitch Bucsis Date: 4-25-23

(Recorded Owner)



To Chairperson:

I live at 2280 Richards Rd, and I would like to build a garage. The city rules are that I would have to build it in front of my property. My property is shaped as a triangle and the point of the property is the front of the house and I have a lot of vacant lot on the back of my property the space that is in my backyard is 36.6' X 57' the garage that I want to build is 24'X25' so I a lot of room to build a garage and it won't block anybody's view.

Thank you,

A handwritten signature in blue ink that reads "Mitch Bucsis". The signature is written in a cursive style with a long horizontal stroke at the end.

Mitch Bucsis