

Letter of Intent

At present I have a 2 car garage 23' wide x 24' deep that has a flat roof always needing maintenance from water leaks. I would like to put a new pitched roof on the garage to match the house but the walls of the garage have deteriorated to the point where they should be replaced. Since I will need to tear down the present garage I would like to expand the width by 3 feet and make it deep enough to match the back of the house which is an increase of 9 feet back.

The problem I have run into is the setback on any new structure with a zoning of A (agriculture) does not meet the setback of 30' front yard and 80' side yard. With a change of the zoning to R the side yard setback changes from 80' to only 6 feet. My side yard setback would be approximately 40 feet.

I do not see any problems for either of my neighbors since nothing is really changing except one side of my garage will be 39 feet from our shared lot line rather than the 42 feet that it now is. The depth will approx. the 181 feet that the house is now at so no change there.

Overall as far as the neighborhood go's the house will look much better with a sloped roof matching the house vs the existing flat roof that leaks.

Thank You,



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