

From: [Jim & Vicki Trebian](#)
To: [Zoning](#)
Subject: comments for the 4/20/23 Board of Appeals
Date: Wednesday, April 19, 2023 8:26:52 PM

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The following are comments for the third item on the agenda for the April 20, 2023 Board of Appeals.

The owner of 2434 Vondron Road is requesting a variance for the location of outdoor storage on the property. We are opposed to this for the following reasons:

1. The owner should not be storing old carpet rolls on the property. It is not allowed under zoning at the property. Instead we have seen the pile of carpet rolls grow over the past winter months to be towering 3 - 4 feet above the fence. It looks horrible and presents a safety concern.
2. Is it right to apply for a variance for something that you have been doing for the past 1 -2 years against what is allowed for current zoning? Shouldn't the owner have to clean up the mess first and be in compliance before applying for a variance?
3. In order to apply for a variance, the owner must show a hardship. Claiming to not know zoning before purchasing the property is not a hardship. A self created hardship is not a cause for a zoning variance.
4. The wooden fence around the property continues to deteriorate. Within the last several months, the owner added onto the top of the fence to make it higher, which we assume makes it taller than allowed by ordinance.
5. Has any thought been given to the possible health concerns brought on by the rodents that have taken up residence in the massive piles of carpet/turf? Also, what sorts of chemicals are leaking into the ground from the carpets breaking down while they sit piled in the yard?

We have also attached photos of the property so you can see the massive amounts of carpet rolls piled up in the yard area. The photos also show the fence extension that was just added (likely against ordinance) to try to hide the growing carpet/turf piles.

Please do not approve this variance request, this business will continue to be an eyesore in our neighborhood.

Sincerely,
James and Vicki Trebian

