***Athens Township Zoning Code §9.03 (2) (a)***

pertaining to “Parties of Interest” for an application for variance, conditional use,

or substitution of non-conforming use

* 1. *“…The BZA shall fix a reasonable time for the public hearing of the appeal, give at least ten (10) days' notice in writing to the parties in interest, give notice of such public hearing by one (1) publication in one (1) or more newspapers of general circulation in the county at least ten (10) days before the date of such hearing, and decide the appeal within a reasonable time after it is submitted. Upon the hearing, any person may appear in person or by attorney…”*
  2. ***Parties of Interest****. “…All owners of property within, and contiguous to, and directly across the street from, and within one hundred (100) feet from the boundary of an area…”*

In accordance with *Athens Township Zoning Code §9.02* and *Ohio Revised Code §519.14*,

you are hereby notified as a party of interest that an application has been filed by

**Gregory and Jordann O’Leary, applicant/appellant**

for property located at **44 N. Clinton Street, The Plains, Ohio 45780**

1. In accordance with *Athens Township Zoning Code §9.02 (4)* and *Ohio Revised Code §519.14 (B)*, applicant/appellant requests substitution of a legal, non-conforming use (structure containing two residential units in an R-1 single-family zone where only one unit is principally permitted and one of the units having a 4’ x 11’ deck/balcony) with a not more objectionable non-conforming use (substituting/expanding the existing deck/balcony to 10’ x 20’).

**Owner Owner Mailing Address Property Address**

1) William and Gladene Ryan 49 N. Clinton Street The Plains, OH 45780 same

2) Dane Salabak 45 N. Clinton Street The Plains, OH 45780 same

3) Joseph Essman 43 N. Clinton Street The Plains, OH 45780 same

4) John and Sally Butcher 40 N. Clinton Street The Plains, OH 45780 same

5) Jamie and Dharma Bobo Parcel #A040240303800 vacant land 10 Oak Street

The Plains, OH 45780

6) James and Jorae Smith 49 Ohio Avenue The Plains, OH 45780 same

7) 53 Ohio Avenue LLC 53 Ohio Avenue The Plains, OH 45780 7676 Radford Road

Athens, OH 45701

8) Brian Geddes 55 Ohio Avenue The Plains, OH 45780 same

9) Ralph and Peggy 52 N. Clinton Street The Plains, OH 45780 PO Box 173

Hartman Trustees The Plains, OH 45780