



RECEIVED
MAY 16 2023
CITY OF SUNSET HILLS

3939 S. Lindbergh Blvd.
314-849-3400

NOTICE OF APPEAL TO THE BOARD OF ADJUSTMENT

Date 5/16/2023

File No. A-20-23

Application is hereby made to the City of Sunset Hills Board of Adjustment for its consideration of a variance from the regulations and restrictions of the Zoning Ordinances of the City of Sunset Hills as they pertain to the land presently zoned _____ and is located at 3720 S Lindbergh Blvd

Applicant's name Aaron Sansone Phone 314-575-1221

Applicant's address 17209 Chesterfield Airport Rd #367 Chesterfield, MO 63005
City State Zip

Applicant's email asansone@tidalwavestl.com

Owner's name Mace Nosovitch Phone 636-236-9946
(if different from applicant)

Owner's address 17209 Chesterfield Airport Rd. #367 Chesterfield, MO 63005
City State Zip

Owner's email mnosovitch@hotmail.com

The Department of Public Works denied applicant's request for a permit to construct a _____

I (Applicant) Aaron Sansone hereby requests a variance to allow 8' fence 24' long
to block sound and lights

Practical difficulties or unnecessary hardships for which the Board of Adjustment should grant the variance are:

See attached comments that affect our neighbors

Legal Description of the property to be attached.

Fee: \$125.00

Signature



3939 S. Lindbergh Boulevard – Sunset Hills, Missouri 63127
 (314) 849-3400 – (314) 849-8720
 www.sunset-hills.com

City of Sunset Hills - Planning & Zoning Department

Board of Adjustment Variance Submittal Checklist

The items in the checklist below must be submitted prior to the submittal deadline for Planning & Zoning consideration. Missing items by the submission deadline will delay the process until the following month.

Development Name: Tidal Wave Wash Center / Edison Real Estate Two LLC Date: 9/16/2023
 Development Address(s): 3720 S. Lindbergh Blvd Sunset Hills, MO 63127
 Area of Tract: _____ Number of Proposed Buildings: _____
 Current Zone: _____ Proposed Zone: _____

Developer Name: Edison Real Estate Two Engineering Firm: _____
 Attention: Aaron Sansone, COO Attention: Mace Nosovitch, CEO
 Address: 17209 Chesterfield Airport Rd #367 Address: _____
Chester Field MO 63005
 Phone: 314-575-1221 Phone: _____

Property Interest of Applicant: () Owner () Contract Purchaser () Other _____

Petitioner Input		Staff Notes
Item	Included (X)	
The particular requirements of this Ordinance that prevent the proposed construction	See attached	
The unique characteristics of the subject property, which prevent compliance with the requirements of this Ordinance	See attached	
The practical difficulty or particular hardship which would result if the particular requirements of this Ordinance were applied to the subject property	See attached	
The reduction or modification of the minimum requirements of this Ordinance that would be necessary to permit the proposed construction		
Where necessary, a plot plan, drawn to scale, in duplicate showing existing conditions and proposed plans for the area in question	See attached	

Applicant concurrence
 This information is correct and accurate:

Mace Nosovitch
 Printed

Signed

Page 1
9/16/2023
 Date



Receipt Number: R00015805

Cashier Name: Linda Younglove

Terminal Number: 6

Receipt Date: 5/16/2023 3:46:03 PM

Tran. Code: Misc - Misc

Name: Edison Operations Two LLC

\$125.00

3720 S Lindbergh Blvd

\$125.00

Total Amount Applied: \$125.00

Payment Method: Check

Payor: Edison Operations Two LLC Reference: 2552

Amount: \$125.00

Total Payment Received: \$125.00

Change: \$0.00

GL Distribution:	Account Number	Account Name	Amount
	01-0000-4090	Permits & Fees	125.00
	Total Distribution Amount:		125.00
