

July 10, 2023

Dear Members of the Rocky River Board of Zoning and Building Appeals:

We are writing to support Katie and Nick Comella's application for a variance for a larger two-car garage and master suite addition on their property at 20689 Beach Cliff Blvd. We are the direct abutters to the West at 20715 Beach Cliff Blvd. Their garage and above addition would approach our property line by about another two feet than what currently exists. Granting this variance to improve their home and property value is in no way a bother to us.

- The existing garage already doesn't comply with code on the West side. Encroaching another two feet doesn't affect us since that portion of their property does not adjoin to any usable space for us.
- We have an existing fence on that side of our property, so the additional two feet would not be as noticeable, especially from the ground.
- The larger garage and master suite is very tastefully designed and will compliment and match the exterior finish on the main home.
- Granting the variance to allow these home improvements will ultimately increase our property value as well, along with the other homes in our desirable community.

We encourage you to grant the variance for this improved garage and master suite addition.

Kind regards,

Liesl & Max Glover