

**General Waiver Justification..**

In order to justify approval of any waiver, the Planning Commission or Board of Zoning Adjustment considers four criteria. Please answer **all** of the following questions. Use additional sheets if needed. **A response of yes, no, or N/A is not acceptable.**

**1. Will the waiver adversely affect adjacent property owners?**

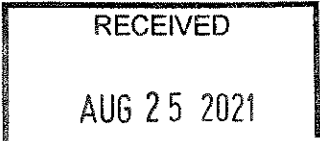
A waiver of LDC 82.16, LDC 8.2.1.D, and LDC 8.2.1.4.B will not negatively affect adjacent property owners. Mike's Carwash intends for the property to maintain its commercial function. Signage that is digital will turn off at night, and not be visible to home owners during the day. Other nearby properties advertise using identification signage. Waivers for signage to harm public health or created hazardous conditions.

**2. Will the waiver violate the Comprehensive Plan?**

The waiver does not Violate the Comprehensive Plan. Signage proposal reflects the initial Comprehensive plan. Proposed conditions do not exceed initial Planning. No major changes are taking place withing the Comprehensive Plan.

**3. Is extent of waiver of the regulation the minimum necessary to afford relief to the applicant?**

The waiver is necessary to afford relief to Mikes Carwash. Without the waiver, the viability and competitiveness of the parcel is undermined. Mikes Carwash seeks to utilize both street frontages. Mikes Carwash seeks to maintain conditions that already exist on the property. Mikes Carwash seeks to advertise in a manner, that is equivalent to its neighboring commercial businesses.



**4. Has either (a) the applicant incorporated other design services that exceed the minimums of the district and compensate for non-compliance with the requirements to be waived (net beneficial effect) or would (b) the strict application of the provisions of the regulation deprive the applicant of the reasonable use of the land or would create an unnecessary hardship on the applicant?**

The strict application of the provisions of the regulation would deprive the applicant of the reasonable use of the land. Without waiver, current sign conditions at the property would be reduced. Parcel once included 2x identification signs on both street frontages. Message reader also was included on the property. No new precedent is created by the inclusion of Digital signage. Unnecessary hardship is created by the elimination of Digital way finding. By eliminating or reducing digital communication, the causes confusion; on a property to be navigated by both vehicles and pedestrians.