

Variance Justification:

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

1. Explain how the variance will not adversely affect the public health, safety or welfare.

This variance will allow parking on the already existing pavement in the rear of the lot. Also, there will be several existing pine trees in the VVA that can be saved.

2. Explain how the variance will not alter the essential character of the general vicinity.

It will allow parking where it already exists. No change

3. Explain how the variance will not cause a hazard or a nuisance to the public.

The allowed rear parking will keep cars from being parked on the street. Therefore making the area safer.

4. Explain how the variance will not allow an unreasonable circumvention of the requirements of the zoning regulations.

This variance will just keep the current parking situation.

Additional consideration:

1. Explain how the variance arises from special circumstances, which do not generally apply to land in the general vicinity (please specify/identify).

If the parking is not allowed in the rear, then the only way to make the project work will be to get a joint parking agreement w/ 2074 S. Shelby and park on S. Shelby.

2. Explain how the strict application of the provisions of the regulation would deprive the applicant of the reasonable use of the land or would create unnecessary hardship.

If the rear parking is not allowed, a joint parking agreement w/ 2074 S. Shelby St. will be created to allow this project to move forward.

3. Are the circumstances the result of actions of the applicant taken subsequent to the adoption of the regulation from which relief is sought?

No structure has been built on this property. Still a vacant

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