

SEE ATTACHMENT

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.

28' LONG DRIVE IS SUFFICIENTLY LONG TO ALLOW PEDESTRIANS TO PASS SAFELY BEHIND. WILLIS DOES NOT AND WILL NOT, ACCORDING TO ST. MATTHEW CITY ENGINEER, HAVE A SIDEWALK

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

CORNER LOTS ALONG WILLIS HAVE GARAGES WITH ACCESS DRIVES. Neighbor HAS PARKING TO ROADSIDE. THE ~~GARAGE~~ GARAGE ACCESS WILL FIT IN NICELY

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

No current or planned sidewalks.
Room for only 1 car deep parking w/ plenty left for pedestrian will allow excellent visibility for pulling out

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

ONLY +8' TO REG

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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).

PARKING ON CORNER LOTS ALONG WILLIS IS ACCOMPLISHED A VARIETY OF WAYS 445 BAUER HAS PARKING ALONG STREET 500 MACON PARKS IN YARD 500 BAUER IS APT BLDG W/ LG GARAGE WITH EQUAL WIDTH DRIVEWAY TO WILLIS, AND SO ON.

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.

3 car garage construction is approved by St. Matthews, application 18-012, and requires no variance. Allowing for access IS NEEDED TO MAKE IT USEFUL

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

~~LETTER~~ LETTER OF COMPLIANCE 18-012 WAS GRANTED MARCH 9, 2018

18 VARIANCE 1020