

JUSTIFICATION

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To justify approval of any variance, the Board or Commission considers the following criteria.

Please answer **ALL** of the following items. Use additional sheets if needed. Responses of Yes, No, or N/A will **NOT** be accepted.

OFFICE OF PLANNING

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

The variance will not affect the public health, safety, or welfare of anyone because I'm just building my garage 5ft away from property line on a deadend street and no one lives on that side of my house. It's just a empty field. And for the rear structure I'm pretty much replacing it with a building around the same size and just new instead of old.

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

It will not alter the essential character of the general vicinity because a neighbor already has a garage almost in the same location as where I want to put mine.

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

It will not cause a hazard or nuisance to the public because it will be located on a deadend street where no one drives and isn't blocking the view of anyone/anything.

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

It won't be an unreasonable circumvention of the requirements of the zoning and regulations because I really don't have any back yard and it's not going to be bigger than my house.

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

The variance arises from special circumstances that generally apply to the land because I'm going 5ft from the property line which they state usually isn't allowed and not going over the 50% of the rear yard which both buildings would.

6. 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.

It would deprive me from having a bigger usable garage which I have really nowhere else to put it since I'm on a corner lot and have a tiny back yard.

7. Are the circumstances the result of actions of the applicant taken after the adoption of the regulation from which relief is sought?

I'm wanting to get a new garage because my current garage needs to be fixed and I want a larger one so this is the best location.