

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?

The waiver will only minimally, during daylight hours, adversely affect adjacent property owners because many of the adjacent properties, are naturally screened by buildings and greenery.
As part of the concessions of the church to help minimize the effect of the sign on the community, the sign is to be turned off from 9pm to 7am.

2. Will the waiver violate the Comprehensive Plan?

The waiver will not violate the Comprehensive plan because, from a Guideline 3 "compatibility" standpoint, this sign is related to a use that is in keeping with any residential properties in the area in that a church is considered a residentially friendly facility and the sign will be displaying community messages. Additionally, the sign is of an aesthetically attractive design. As respects to Guides 7 & 8 pertaining to "traffic and transportation":. The changing image is recognized as not presenting a traffic or road safety hazard as long as the timage does not change too frequently.

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

This sign requests the minimum size necessary to afford relief to the applicant with it having a 46' set back from the center of the road and where as a site with this site's zoning and on a Minor Arterial road would normally be allowed to have 60 sq ft of total signage with 30% of that being LED which would be 18 sq ft.
The church is only proposing a sign with an overall square footage of 26.89 sq ft and only 45% of this will be LED (12 sq ft). 12 sq ft is only 2/3 of the normal allowance had they maxed out the normally allowable square footage for this form district and road classification..

4. Has either (a) the applicant incorporated other design measures 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?