

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?

No, there is A US Post office to the Right and @ Home to the left that it will not affect. RAILROAD TRACKS ARE ACROSS FROM IT WITH A VERY HIGH BERM BLOCKING THE SIGN'S VIEW FROM THAT SIDE OF THE ROAD.

RECEIVED

2. Will the waiver violate the Comprehensive Plan?

JUL 18 2019

Yes;
Chapter 8.2.1 D-4a.
30% within the Neighborhood, Village + Traditional Form Districts

PLANNING & DESIGN SERVICES

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

Consideration was given to the Sign's design + size. This sign was chosen due to the size of the building and lot. We do not feel we can justify installing a smaller sign and we need the imagery to advertise events properly.

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?

We need this waiver to install the needed sign. We have chosen a design that will enhance the area by replacing the "ugly" sign. We plan to match the existing structure with the materials and professionally landscape the area as well. Not receiving this waiver will cause us a hardship in that we need to replace the old sign currently there.