

**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 the only adjacent property owners will be part of the same development.

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**2. Will the waiver violate the Comprehensive Plan?**

No, the plan is designed in general conformance with recently approved General District Development Plan filed with zoning case #14ZONE1037.

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

The building cannot be moved closer to the street without compromising the vehicular access to the property.

**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?**

Yes, the applicant has taken measures to provides an area for pedestrian circulation and landscaping between the building and the street.