

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 not adversely affect the adjacent property owner because the entrance will be shared and allow for better access into both properties.

2. Will the waiver violate the Comprehensive Plan?

The waiver will not violate the comprehensive plan because the landscape buffer will only be waived at the location of the shared entrance, the landscape buffer will be just past the shared entrance.

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

The extent of the waiver of the regulation is necessary to afford relief to the applicant, because the entrance cannot be installed north of this location into the site due to high rock conditions, and very steep grades coming into the site.

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?

The strict application of the provisions of the regulation would create an unnecessary hardship to create the entrance at a different location due to the high rock conditions, and steepness of grades into the site.