

Variance Justification:

In order to justify approval of any variance, the Board of Zoning Adjustment considers the following criteria. Please answer all of the following items. Use additional sheets if needed. A response of yes, no, or N/A is not acceptable.

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

The structure is on my own property, meets KY building code requirements, and does not physically obstruct anyones driveway or view of traffic.

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

The structure is not larger than the primary building. Typical for some residential homeowner storage purposes. Allows for indoor storage of vehicles, trailer and lawn equipment. Securing items that may attract children to play on or thieves.

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

The structure is not affecting any public right of way.

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

This is a street side yard. In order for a functional backyard this structure has to be placed on the side. Also MSD has an easement going through the back of the property in which the structure has been moved accordingly.

Additional consideration:

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

This is a corner lot that has an approved permit.

2. 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.

The permit was written in error. The land has been excavated, garage package has been purchased and delivered to the site. Work has already started on this structure. In addition to the investment being made, MSD's easement has been taken into account for placement to have a backyard here.

3. Are the circumstances the result of actions of the applicant taken subsequent to the adoption of the regulation from which relief is sought?

Yes, however prior to our knowledge. We have had the property surveyed and obtained a permit before any investment of this structure existed.