

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 adjacent property owners, the property owner has met with adjoining property owners and has received signatures of support from the surrounding community. Also, property owner agrees to turn the EMC off at night, and have the faces in the illuminated cabinet opaque.

2. Will the waiver violate the Comprehensive Plan?

Waiver will not violate the Comprehensive Plan, but will support the plan by connecting with the community, and providing positive messages.

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

Waiver will help the property owner connect with the community, and promote membership at the church. The church congregation is an aging population and can no longer use sign as is safely. Property owner and church congregation would like a digital sign so they do NOT have to climb a ladder to change messages on their current sign.

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?

Denial of the waiver would create unnecessary hardship on the applicant as the applicant can't get up on a ladder to change current copy on existing sign. An EMC would allow client to display messages without endangering themselves.