

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.

This will not adversely affect public health. LG&E has already granted variance for utilities.

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

7 inch variance will not alter the essential character of the general vicinity.

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

It has no effect on the public.

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

A 7 inch variance is not unreasonable in this situation. It was an error in lot layout.

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).

The curvature of the street, coupled with the elevation of the lot, caused an error in the layout of the lot from the beginning of construction. The error was not identified until completion of the home.

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 variance, if not granted, will be present on the title insurance of Andrew Pyles, potentially holding up any sale of said property.

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

No. Relief is sought to address potential title insurance issues.

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