

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 affect adjacent property owners. On the contrary, the waiver will benefit the adjacent property owners because the wall being built behind the building will keep any precipitation residue from getting on the property from the neighborhood behind it. The wall will also protect the property and building itself from a natural disaster affecting it in any way.

2. Will the waiver violate the Comprehensive Plan?

The waiver will not violate the comprehensive plan in any other way besides a wall being built behind the building.

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

Yes, granting me the waiver for the 10 feet of height for the wall would be a great relief to me because, without it I would not be able to see the project through.

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 deprivation of this waiver will create strong hardship in my plans to operate an automotive business at this location. The design exceeds the minimums of the district by 10 ft in height. Therefore, without this waiver granted to me, the use of this property would be irrelevant to me due to all the precipitation residue that makes its way on to the property, affecting the business and merchandise directly.

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