

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 garage is existing and in poor condition which the proposed project is to rehab the garage to a safe and well standing garage and being approximately 15 X 22 in size. If possible can grandfather the existing garage and utilize existing wall and just increase size of others if possible.

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

The garage will still function as previously except be more safe and prevent any future deterioration.

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

Existing garage and I see no hazard or nuisance especially if a deteriorating garage is replaced with a more safe and sound structure.

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

No change is zoning already existing garage.

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).

Garage is in poor condition and needs to be addressed, since the lot is so small keeping the garage in place but only rehabbing to a more safe structure would be advantageous to all.

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.

n/a

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

n/a

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