

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 fence will enclose the side and back yard of the home at this address and does not impact any public areas.

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

The surrounding homes have similar fences enclosing their back yards.

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

This fence would not be located at an intersection and would not obstruct any vehicle view from the street.

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

The surrounding properties have similar fencing enclosing their yards. This property is an unusual shape, but I think it is reasonable to enclose the yard with a privacy fence to allow the home to have a private yard area that is not subject to public access.

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).

Again, this yard is an unusual shape and there is no other way to provide privacy to the back yard area.

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.

Without a privacy fence, we are unable to put a barbeque or nice lawn furniture in the yard since it is open to access by any of the public passing by.

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.

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20-VARIANCE-01168