

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 should not cause any issues to the above items. It will simply turn an existing garage into an attractive home.

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

Since there are no proposed structures on the property, the character will remain the same.

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

This property is on the corner of Algonquin parkway & McCloskey Avenue, which allows it a greater access. Hence it would not cause a hazard or nuisance to the future.

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

Using an existing structure to make another home will help a family in need of affordable housing to get a home.

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 shortage of affordable housing has created a need for a property like this in the neighborhood.

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.

Allowing this variance will allow another affordable home which is greatly needed in the neighborhood.

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, it is not.

RECEIVED

DEC 12 2022

PLANNING & DESIGN SERVICES

22 VARIANCE-0167