

VARIANCE HARDSHIP WORKSHEET

Is the request due to a Code Enforcement action?

Yes. If Yes, indicate case number _____, and
name of contractor _____

☒ No.

Prerequisites to granting of variance:

A variance may be granted when it will not be contrary to the public interest where, owing to special conditions, a literal enforcement of the provisions of this chapter will result in unnecessary and undue hardship. The term "undue hardship" has a specific legal definition in this context and essentially means that without the requested variance, the applicant will have no reasonable use of the subject property under existing development regulations. Personal medical reasons shall not be considered as grounds for establishing undue hardship sufficient to qualify an applicant for a variance. Economic reasons may be considered only in instances where a landowner cannot yield a reasonable use and/or reasonable return under the existing land development regulations. You have the right to consult a private attorney for assistance.

In order to authorize any variance from the terms of this chapter, the Board of Adjustment shall find all of the following factors to exist:

- (1) That special conditions and circumstances exist which are not applicable to other lands, structures or buildings in the applicable zoning classification:

See exhibit A

- (2) That the special conditions and circumstances do not result from the actions of the applicant:

See exhibit B

- (3) That granting the variance requested will not confer on the applicant any special privilege that is denied by the provisions of this chapter to other lands, buildings or structures in the identical zoning classification:

See exhibit C

(over)

(4) That literal enforcement of the provisions of this chapter would deprive the applicant of rights commonly enjoyed by other properties in the identical zoning classification under the provisions of this chapter and will constitute unnecessary and undue hardship on the applicant:

See exhibit D

(5) That the variance granted is the minimum variance that will make possible the reasonable use of the land, building or structure:

See exhibit E

(6) That the granting of the variance will be in harmony with the general intent and purpose of this chapter and that such use variance will not be injurious to the area involved or otherwise detrimental to the public welfare:

See exhibit F

I understand that all of the above conditions apply to the consideration of a variance and that each of these conditions have been discussed with me by the below-signed zoning representative. I am fully aware that it is my responsibility to prove complete compliance with the aforementioned criteria.

Signature of applicant



Signature of planner

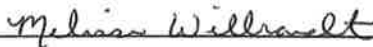


Exhibit A

There are many other parcels of land in the area with houses on them that have the same sized lots. Many of these surrounding area lots also have the RRMH-1 zoning.

Exhibit B

The land was originally purchased this way; we did not have anything to do with the subdivision of the properties many years ago.

Exhibit C

Within the area, there are several parcels of land with houses on them that have the same lot sizes, as well as the same zoning classification that we are requesting.

Exhibit D

The parcel was originally created years ago, and we were not involved in the division of the properties. There are plots of land to the south, north, and west of our land with the same style home as what we will be using.

Exhibit E

Yes, if granted, this variance is the easiest, most efficient way for us to be able to purchase and put a manufactured home on the property. We have no way of adding 25 extra feet to the land to meet the 125 feet width.

Exhibit F

There are multiple parcels of land within the surrounding area that have the zoning classification of RRMH-1 and there are many homes on land adjacent to our property. We are not asking for anything special; we would like to be able to enjoy our land, just as the surrounding area.