

Variance Criteria

Respond completely and fully to all six criteria listed below to demonstrate that the request meets the standards of Land Development Code of Seminole County Sec. 30.43(3) for the granting of a variance:

1. Describe the special conditions and circumstances that exist which are peculiar to the land, structure, or building involved, and which are not applicable to other lands, structures, or buildings in the same zoning district.

My lot is corner & I need fence on pool side. Because it's located on main road that connects two busy communities, & it's the only road to the community playground. I need the fence for my autistic child that elopes a lot, and for privacy to enjoy the pool without intruders watching us whenever they are driving or walking to the playground, or the construction people working on the new community.

2. Describe how special conditions and circumstances that currently exist are not the result of the actions of the applicant or petitioner.

the location of the house & been on a busy road that connects two communities, & been close to the playground are circumstances we didn't create.

3. Explain how the granting of the variance request would not confer on the applicant, or petitioner, any special privilege that is denied by Chapter 30 to other lands, buildings, or structures in the same zoning district.

our circumstances are unique. we are the only house at the end of the community that is near the park, and our side road (pool side) is the only one that is used to get to the second community.

4. Describe how the literal interpretation of the provisions of the zoning regulations would deprive the applicant, or petitioner, of rights commonly enjoyed by other properties in the same zoning district and would work unnecessary and undue hardship on the applicant or petitioner.

Not having this variance approved will deprive us from using & enjoying the pool (especially my mother in law since she wears a headscarf & can't show her hair to strangers) in addition to having the fence we won't be able to leave our son play by himself outside & we will be in constant worry that he will elope & run towards the busy road.

5. Describe how the requested variance is the minimum variance that will make possible the reasonable use of the land, building, or structure.

having a fence will grant us security, safety, privacy & enjoyment of property. Basic rights for every homeowner.

6. Describe how the granting of the variance will be in harmony with the general intent and purpose of the zoning regulations and will not be injurious to the neighborhood, or otherwise detrimental to the public welfare.

The fence will start from left side of the backyard so it won't obstruct the street view & won't block the vision of incoming traffic. in addition the majority of our community houses that have a corner lot already

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have fences so they won't feel discriminated. plus, we are a family →