

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.

This existing structure was built some time before 7-7-14 as shown on survey submitted under permit #14-5993.

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

Existing house footprint including all setback encroachment existed at the time of purchase.

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.

The existing structure will remain in harmony with the existing house, with a basically unchanged view from the neighbors.

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.

This structure already exists and is in use as outside storage and water system and only accessed from exterior. Our goal is to keep access to the water system on the exterior and add access from the interior..

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

The existing footprint will not change.

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 proposed alteration on the existing structure (remove overhead door, add service door) will not substantially change the appearance.