

VARIANCE CRITERIA

Respond completely and fully to all 6 criteria listed below to demonstrate that the request meets the standards of Seminole County Land Development Code Section 30.3.3.2(b) for the granting of a variance:

1. What are the special conditions and circumstances that exist that 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?

THE EXISTING SHEDS THT ARE BEING REPLACED ARE ON THE 10' SETBACK LINE. IF WE HAD TO
MOVE TO THE 50' SETBACK IT WOULD BLOCK ACCESS TO THE STABLES AND THE ARENA.

2. How are the special conditions and circumstances that exist not the result of the actions of the applicant?

THE EXISTING SHEDS ARE FALLING APART AND ARE UNSIGHTLY.

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

APPLICANT IS NOT ASKING FOR SPECIAL PRIVILEGE, ONLY TO IMPROVE THE SITE, VALUE AND
ESTHETICS OF THE PROPERTY.

4. How would the literal interpretation of the provisions of the zoning regulations deprive the applicant of rights commonly enjoyed by other properties in the same zoning district and would work unnecessary and undue hardship on the applicant?

THERE WOULD BE NO ACCESS TO THE STABLES OR ARENA.

5. How would the requested variance be the minimum variance that will make possible the reasonable use of the land, building, or structure?

IT WILL IMROVE THE ESTHETICS AND USABILITY OF THE AREA INVOLVED.

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

THE NEW POSITION OF THE BARN WOULD NOT EFFECT THE OTHER ADJACENT PROPERTIES
EXCEPT TO IMPROVE THE ESTHETICS AND VALUE OF THEIR PROPERTY