

## Variance Criteria

Parcel  
21-20-32-300-007A-0000

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 VACANT RESIDENTIAL PARCEL IS ZONED RURAL-5AC WITH FUTURE LAND USE R5. HOWEVER THIS PARCEL IS 1 AC ---

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

CURRENT OWNER INHERIT THIS PARCEL

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.

PARCEL 21-20-32-300-0080-0000 NORTH OF James Greer's  
PARCEL ~~SIT~~ HOME IS ON 3.31 AC AND ZONED R-5AC  
PARCEL 21-20-32-300-0070-0000 TO THE SOUTH OF GREER'S  
PARCEL HAS A HOME ON IT AND LOT SIZE IS .93 AC ZONED  
R-5AC -

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.

SEE #3 ABOVE SINCE PARCELS NORTH & SOUTH OF MR GREER'S  
PARCELS WERE GRANTED VARIANCES TO BUILD HOMES  
SEEMS ONLY FAIR TO GRANT 21-20-32-300-007A-0000  
THE SAME VARIANCE TO CONSTRUCT A SINGLE FAMILY HOME

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

PARCEL 21-20-32-300-0070-0000 SOUTH (007A) SITS  
ON A SMALLER PIECE OF LAND OF .93 AC WHERE  
007A IS 1 AC

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.

BECAUSE BOTH PARCELS 0080 & 0070 WERE  
GIVEN THE PRIVILEGE TO BUILD FROM SEMINOLE  
COUNTY - IT WILL ONLY BE FAIR TO GRANT 007A  
THE VARIANCE / PRIVILEGE TO BUILD A SINGLE FAMILY  
HOME