

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?

My backyard is not very large. It is not large enough to maintain a 6 ft set back from the edge of proposed solar panels to the property line.

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

There are no other structures or changes to the backyard done by the applicant previously.

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?

To my knowledge granting of variance will not affect negatively any of the neighbors.

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?

Installation of solar panels will enable the applicant to reduce his monthly electricity bill. Not getting the variance approval will make his bill reduction impossible.

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

Granting the approval of variance will allow the applicant to install the proposed solar panel.

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?

Installing solar panels in my backyard will not negatively affect any of my neighbors. It won't make any noise, emit gases etc. Generating electricity by solar panels will reduce other electricity generation by coal or gas fired power plants which emit pollution to atmosphere.