

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.

Home was built in 1958 with existing carport and side setback of 8.3ft

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

The structure is already there when we purchased the home 2020.

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.

This variance only seeks to enclose an existing structure. No special privileges are sought to expand beyond the existing setback.

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.

Other properties enjoy the benefit of having their homes built to existing zoning regulations. Regardless of the existing structure, I was told a variance application would be needed.

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

Enclosing the carport to add living room space is the most reasonable way to make use of the existing structure.

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.

There are several homes in the area that have enjoyed enclosing of their carports. This variance poses no injury or harm to the public welfare.