

## **VARIANCE APPROVAL STANDARDS**

The following are guidelines for approving a Variance. The applicant must present adequate evidence showing:

- 1) That there are exceptional or extraordinary circumstances or conditions applying to the land or building referred to in the application, which circumstances or conditions do not apply generally to land and/or buildings in the same district.
- 2) That the granting of such variance is necessary for the preservation and employment of substantial property rights of the petitioner.
- 3) That the granting of the variance will not, under the circumstances of the particular case, materially affect adversely the health or safety of persons residing or working in the neighborhood of the property of the applicant, and will not under the circumstances of the particular case, be materially detrimental to the public welfare or injurious to property or improvements in said neighborhood.
- 4) That the property cannot be used in a manner conforming to the standards of the Ordinance.
- 5) That the granting of the variance will not change the essential character of the area.
- 6) That the situation or problem associated with the property resulting in the variance request was not created by action of the applicant.