

SUBDIVISION REPORT - FINAL PLAT

► FIL	E #:	11-SA-24-F

AGENDA ITEM #: 30

AGENDA DATE: 11/14/2024

SUBDIVISION: **RESUBDIVISION OF PART OF THE PLAT OF THE PROPERTY OF** JERRY WOOD JR. APPLICANT/DEVELOPER: **THOMAS DAHL** OWNER(S): Thomas Dahl Hannah Dahl TAX IDENTIFICATION: 51 017 View map on KGIS JURISDICTION: **County Commission District 8** STREET ADDRESS: 8011 MILLERTOWN PIKE ► LOCATION: Northwest side of Millertown Pike, west of Legg Lane GROWTH POLICY PLAN: **Rural Area** FIRE DISTRICT: **Rural Metro Fire** APPROXIMATE ACREAGE: 10.83 acres NUMBER OF LOTS: 2 ZONING: A (Agricultural) SURVEYOR/ENGINEER: Scott Stanley True Meridian Land Surveying VARIANCES REQUIRED: Reduce the required access easement width from 25 ft to 10 ft.

STAFF RECOMMENDATION:

Approve the request to reduce the required access easement width from 25 ft. to 10 ft. due to surrounding conditions and because the plat does not add additional dwellings to utilize the easement..

1. There is an existing structure located 14 ft from the property line, which keeps the applicant from widening the easement, since access easements are to be kept clear and traversable.

2. The existing 10 ft. right-of-way was established in 1969; requiring it to be widened would impact owners not associated with this subdivision plat.

3. Approval of this variance will not be detrimental to public safety, health, or welfare because no new dwellings will be added to the proposed lot. The easement already serves the existing residences.

Approve the final plat to create one additional lot and an exempt tract in the A district because, with the approval of the variance, the plat meets the standards of the Subdivision Regulations.

COMMENTS:

BACKGROUND:

The subject property is accessed via an existing, paved, 10-ft right-of-way (Instrument#196912050020633) that currently serves four lots containing four existing dwellings and a cemetery. The purpose of the final plat is to subdivide one of these parcels, which currently contains two houses, so that each house would be on its own lot. The remainder of the parcel is over 5 acres and is shown as an exempt tract consistent with Section 2.11 of the Subdivision Regulations.

The Subdivision Regulations require an easement to be improved to current standards when a new lot is

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created off an existing easement. Section 3.03.C.4 of the Subdivision Regulations requires access easements to have a minimum width of 25 ft. Additionally, access easements should be kept clear and traversable. In this case, there is an existing carport located 14.3 ft from the property line, so expanding the width of the easement width would require removal of the carport. The applicant has requested a variance to leave the existing right-of-way easement at its 10-ft width while creating a new parcel off the easement.

VARIANCES:

Section 1.05.A of the Subdivision Regulations states that the Planning Commission may reduce or otherwise vary the requirements of the Regulations when a hardship would occur as a result of strict enforcement of the Regulations.

The Knox County Department of Engineering and Public Works has requested a note on the plat stating that prior to the construction of any additional dwellings on Lot 1 or the Exempt Tract, the existing 10 ft right-of-way surface must be to 18 ft. With the placement of this note on the plat, the Knox County Department of Engineering and Public Works supports the variance request.

Planning finds the property meets the hardship criteria and recommends approval of the variance.

Knoxville-Knox County Planning Commission's approval or denial of this request is final, unless the action is appealed to Court of Competent Jurisdiction. The date of the Court of Competent Jurisdiction appeal hearing will depend on when the appeal application is filed.







Development Request

□ Planned Development

□ Hillside Protection COA

Use on Review / Special Use

Development Plan

SUBDIVISION

Concept PlanFinal Plat

ZONING

🗌 Rezoning	
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Plan Amendment

Sector Plan

City OYP / County Comp Plan

Thomas Dahl				
Applicant Name		Affiliation		
9/16/2024	11/14/2024	11-SA-24-F		
Date Filed	Meeting Date (if applicable)	File Number(s)		
CORRESPONDENCE	All correspondence related to this application	should be directed to the approved contact listed below.		
Scott Stanley True Meridian L	and Surveying			
Name / Company				
619 Glen Willow Drive Knoxv	ille TN 37934			
Address				
865-675-0175 / jscott.stanley	@gmail.com			
Phone / Email				
CURRENT PROPERTY IN	IFO			

Thomas Dahl Hannah Dahl	s Dahl Hannah Dahl 8015 Millertown Pike Knoxville TN		865-306-2898		
Owner Name (if different)	Owner Address	Owner Phone /	' Email		
8011 MILLERTOWN PIKE					
Property Address					
51 017		10.83 acres			
Parcel ID	Part of Parcel (Y/N)?	Tract Size			
Knoxville Utilities Board	Northeast Knox Utility District		No		
Sewer Provider	Water Provider		Septic (Y/N)		

COMMUNITY ENGAGEMENT

Sign and return the **Public Notice** and Community Engagement form with this application.

Planning strives to provide community members with information about upcoming cases in a variety of ways. In addition to posting public notice signs, our agency encourages applicants to provide information and offer opportunities for dialogue related to their upcoming case(s). **We require applicants to acknowledge their role in this process.**

DEVELOPMENT REQUEST			
Development Plan Planned Development Use on F	Review / Special Use	Related City P	ermit Number(s)
Hillside Protection COA Resident	tial 🗌 Non-residential		
Home Occupation (specify)			
Other (specify)			
SUBDIVSION REQUEST			
Resubdivision of Lot 1 of the Plat of the Property of Jerry Wood	Jr.	Related Rezor	ning File Number
Proposed Subdivision Name			
	2		
Unit / Phase Number Split Parcels	Total Number of Lots Created		
Additional Information			
Attachments / Additional Requirements			
ZONING REQUEST			
Zoning	Pending Plat File Number		
Change Proposed Zoning			
Plan			
Amendment Proposed Plan Designation(s)			
Proposed Density (units/acre) Previous Rezoning Requests			
Additional Information			
STAFF USE ONLY			
PLAT TYPE	Fee 1		Total
□ Staff Review	\$250.00		
ATTACHMENTS	[
 Property Owners / Option Holders Amendment Request (Comprehensive Plan) 	Fee 2		
ADDITIONAL REQUIREMENTS			
Use on Review / Special Use (Concept Plan)	Fee 3		
Traffic Impact Study			
COA Checklist (Hillside Protection)			
AUTHORIZATION			

I declare under penalty of perjury the foregoing is true and correct: 1) He/she/it is the owner of the property, AND 2) the application and all associated materials are being submitted with his/her/its consent.

	Thomas Dahl	9/16/2024
Applicant Signature	Please Print	Date
Phone / Email		
	Thomas Dahl Hannah Dahl	9/16/2024
Property Owner Signature	Please Print	Date

vnload and fill out this form at you n the application digitally (or print,		(3) Either print the com Knoxville-Knox Cou OR email it to appli	nty Planning of	fices	he Reset
Planning KNOXVILLE KNOX COUNTY	DEVELOPM Developr Planned Use on R		SUBDIVIS Concep Final P	DT Plan	est zoning Plan Amendm SP F Rezoning
Thomas Dahl				Owner	
Applicant Name			Affiliatio	on	
8/2/2024	N/A	11/14/2024			File Numb
Date Filed	Meetin	g Date (if applicable)		8-L-24	11-SA-24-F
CORRESPONDENCE Al	l correspondence	related to this application	should be direct	ed to the appr	roved contact listed be
Applicant Property Owne Scott Stanley	r 🗌 Option Ho		or 🗌 Enginee Meridian La		ct/Landscape Archited
Name		Comp	any		
619 Glen Willow Drive		Knox	ville	TN	37934
Address		City		State	ZIP
Phone	Email				
CURRENT PROPERTY INFO					
Hannah Dahl		8015 Millertown Pi	ke		865 306-2898
Property Owner Name (if different)		Property Owner Address			Property Owner Phor
8011 Millertown Pike			051 017		
Property Address			Parcel ID		
KUB		Northeast Knox Utility District		Ν	
Sewer Provider		Water Provider			Septic
COMMUNITY ENGAGEMEN	T Sign and	return the Public Notice ۵	& Community E	ngagement fo	orm with this application
Planning strives to provide co posting public notice signs, ou related to their upcoming cas	ir agency encourd	ages applicants to provide i	information and	offer opportu	
				ew Form	JUL

🗌 Development Plan	Use on Review / Special Use	☐ Hillside Protection COA	Related City Permit Number(s)
🗌 Residential	Non-Residential		
Home Occupation (speci	ify)		
Other (specify)			

SUBDIVISION REQUEST

The Final Resubd	Related Rezoning File Number			
Proposed Subdivision N	ame		2	
Unit / Phase Number	Combine Parcels	Divide Parcel	Total Number of Lots Created	

Other (specify)

Attachments / Additional Requirements

ZONING REQUEST

		Pending Plat File Number
Zoning Change		
	Proposed Zoning	
Plan Amendmen	t Change	

Proposed Plan Designation(s)

Proposed Density (units/acre)	Previous Rezoning Requests
Other (specify)	

STAFF USE ONLY

PLAT TYPE ■ Staff Review Planning Commission	Fee 1 0201	\$250	Total
ATTACHMENTS Property Owners / Option Holders Variance Request Amendment Request (Comprehensive Plan)		\$100	\$350
ADDITIONAL REQUIREMENTS Use on Review / Special Use (Concept Plan) Traffic Impact Study COA Checklist (Hillside Protection)		\$250.00 - Pd.	09/16/2024, SG

AUTHORIZATION

I declare under penalty of perjury the foregoing is true and correct:
 1) He/she/it is the owner of the property AND 2) The application and all associated materials are being submitted with his/her/its consent

· p	Thomas Dahl	08/02/2024
Applicant Signature	Please Print	Date
Phone Number	Email	
		08/08/2024, SG

(1) Download and fill out this form at your convenience.(2) Sign the application digitally (or print, sign, and scan).



 (3) Print this completed form or email it to applications@knoxplanning.org with your completed
 application.

ADÉĞËĤ 8-L-24 11-SA-24-F

Reset Form

ÆÐÇÁÉĆĚÐĎAËÊÊÐĘĘËĚÊĆĢĖÇĊGÇĚËĖËFÐÇËĞÐĘÇĜĆĖŒFÐÇĖÇĚŒĢĖĈÇĚFĘËDFÐÇÆCĊÐĜÐĘÐÆÇČDĞĆĔĎĘ ĞÐÇĚ Ħ DÐĚĘ FÐÇÐĆĖĊEÐEČĖÐFÇĖÓEÇÊÇFĦĂĚĎĖĆĚĐĚŬĘGČĐÔĈĖĐĆĚČÇĦĐÇÁÉČĒĐĎAËÊÊĐĘĘĐËĚĆĢ ĆFFĆČĐĆĚĊĖÇĔGĐĖÇĞĐĆFÇĈÇĖČĔĚĊĐFĐËĚŒPRÇĆÉĘĊĖÇĚÇČÇĘĘĆĠFËĘÇČGĖŒĐÇĈĆĘĐČĈĘŢČÊQĒĔDFÐÇĜĆĖĐĆĚ ĖÇĎŒCFĐËĚĘĦĚĢÔĊĖĐĆĚĞČĎEĊĚFÇĊĈĢFÐÇÁÉĆĚĐĎAËÊÊĐĘĘĐËĚŢCÉEĈÇĚËFÇĊĒČĔŎĘĽĔŢĊDĐČĐĆŒĚĞFŢĆÉĔĎ ĞÐFÐFÐÇEGĘFÐDÆDÜLEĚĎEĎEDÇÔĊĖĐĆĚŎŒEČČŒŒÊDĔĂÇĎGÉĆĔĎĘHÆÇČFËĚ I ĦĬJĨĦ

HARDSHIP CONDITIONS TO BE MET:

- 1 Conditions Required: BĐÇĖÇ FĐÇÅÉĆĚĐĎAËÊÊĐ ĘĘĐËĎĐĚĘ FĐĆÇĠFÉËĖĊĐĚĠĐĆĖĘĐĐĘËĖĒĆĖFĐČGÉĆĖ ĊĐDDĐČGÉÊ¢ÓŒĘĖÇĘGÉRDĖÊ FĐÇ ĘFĖĐČĚËÊĒÉDĆĚČÇĞ ĐFĐFĐÇĘÇĖÇĎŒĆFĐËĚĦĐÇĢÊĆĢH ĆDFÇËĠĖDKŢĚ ĆĒĒÉĐČĆFĐËĎĖĆĚ ĜĆĖĐÆĎĚĘ FË FĐÇĖÇĎŒĆFĐËĚĦŒGÔŒĊFFË ĘĒÇČĐDĐÇËČĖCĐFĐËĚĦEË FĐĆFĘGÔŒFĆĚFĐĆÉ EGĘFĐĚÇĆĢĈÇ ĊËĚÇ ĆĚĊ FĐÇ ĒGĈÉĐĚĚFÇĖÇĘÆÇČGĖÇĊĒBĖËÔ®ĊĊ FĐĆFĘGČĐĆĖĐĆËĎĘ ĘĐĆÉĚEPDĆĜÇFĐÇ ÇDDÇÕEDĚGÉÉĐDĢĐĚÇĎĚÇĚFĆĚĊ ĒGĖĒĒĘÇËDFĐÇĘĢČØĞEĆFĐËËĖ FĐÇČËĒĖ ÇĐÇĚĘĐĜĢĒĆĚĦ
- 2 Evidence of Hardship Required: ÆDÇ ÅÉCĚĚÆĎ AËÊÊ ÆÇEÆĚ EDCÉÉ ĚËF ĎÉCĚF ĜĆĖÆÆËEĘ FË FDÇĘÇ ĖÇĎŒĆFĐËĚÆ®DÇĒGĖĒEĘÇËDFÐÇĜĆĖÐŒEĎĐĘËÉÇĢEÉDDÆÊĚČŒÉĎCÆĚĦÆDÇ ÅÉCĚĚÆĎ AËÊÊ ÆÇEÆĚ ĘĐĆÆ ĚËFĎĖĆĚſĜĆĖÐŒEÆĘFË FDÇÆGĈĊĐĜĐĚĚÆÇĎGÉĆËĎĘGĚÉŒĘEFÐÇŒÉ ĆÈÇDĐÆDĎEČĆĘÇĊGĒËĚFÐÇÇÊDÇÊČÇ ĒĖÇĘÇĚFÇĊFËFÐÇÊ ĐĚÇĆČĐĘĒÇČĐDĎŒĘÇFĐŒFFDÇDËÉĞĐĚĎĐĆĖŒ;ĐĐĒĘĆĖÇÊÇ FĤ
 - ĆĦ ÇČĆGĘÇ ËD FÐÇ ĒĆĖFĚGÉĆĖĘGĖĖĖGĚČĐĚĎĘĘĐĆĒÇHËĖ FËĒËĎĖĆĒĐĐĆĚČĒĐĐĆĚČËČEPEČEÇEĞEČEPEČE ĒĖËĒÇĖIĢ ĐĚËĖ KÔÇĊHĆ ĒĆĖFĚGÉĆĖDĆĖĊĘĐĐĒFË FÐÇËĞĚÇĖĞËGÉĊĖÇEĞÉREĆĘ ĊĐĘFĐĚŇĘĐĐĊ DĖĖĆ ÊÇĖÇ ĐĚËĚĜÇĚEQĚČEPDEPDÇĘFĖĐČÆFEÇĖËDFÐÇĖÇĎGÉĆËEÆĘĞÇĖÇ ĆĊĐÇĖÇĊFËĦ
 - ĈĦ ÆÐÇ ČËĚĊĦŦËĚĘ GĒËĚ ĞÐNĚÐ FÐÇ ĖÇĚGÇĘF DËĖĆ ÔCĖMETRĚĚ ŦĘ ÔCĘŢĊ ŦĘ GĚĐĚĞÇ FË FÐÇĒĖËĒÇĖFĢDĔĖ ĞÐĐČĦPÐÇ ÔCĖĐÔĦĚĐTĘ ĘËGĚDFĆĚĊ ŦĘ ĚËFĆĒĒÉĐČĆĈÉŎJŖĚÇĖĆÉĠŢËHËFÐÇĖĒËĒÇĖKĢHĆĚĊ ĐĆĘĚËF ĈÇÇĚČĖÇŒÇĊĈĢĆĚĢĒÇĖŢËĚĐĆÔĐĚĐĚĐĚŢĢĖŢĘFĐĚFĐÇĒĖËĒĒÇĖKĢĦ
 - ČĦ ÆÐŢĎĖĆĚŦÐĚŇĚDFÐÇĜĆĖÐFÆĎĚĞÐĖĹĚEFĈÇĊÇFĖLÊÇĚFĆÉFËFÐÇĒGĈÉÐLĘĆKŢĢHÐÇĆLEÐHËĖĞĢÉDKŰHËĖ ĐĚGĖÐËGHĘËËFÐÇĖĒĢĖRĢËĖ ±ÊĞÇÊÇĚFĘÐĚFÐÇĚÇÐĎÐĈËĖHĚKË HĚĞĐĐČĐFĐÇĒĖĒĢĖFĢAĘ ÉËČĆĢĒĊĦ

By signing this form, I certify that the criteria for a variance have been met for each request, and that any and all requests needed to meet the Subdivision Regulations are requested above or are attached. I understand and agree that no additional variances can be acted upon by the legislative body upon appeal and none will be requested.

Thomas Dahl 09-04-24 ÆÐĎĚĆFGĖ ÅĖĐ**Ě**CĊĂĆÊC **ÀĆFC**

It is the applicant's responsibility to identify the hardship that would result, as distinguished from a mere ĐĚĖĖĜÇĚĐÇĚČÇĐIĐĐÇĘFĖĐÆČÇFFÇĒDFĐÇĖÇĎŒ́ĆFĐĖĚĞĮĆĘĆĊĐÇĖÇĊFËĦÁĆČĐËDFĐÇĜĆĖĐĆĚČŒ́ĐĖĐŒ́GĘF ĈÇ ĆĊĊĖÇĘĘÇŒ̀ĎĚFĐÇ ČËÊ Ê ÇĚFĘ ĈÇÉËĞ ĞĐFĐĘĒÇČĐŎĐĆĚĘĖÇĎĆĖĊĐĚFĐÇGĚĐĚGÇĊFĆĐĘ́ËDFĐÇĒĖËĒÇĖFĢ ĆĚĊIĖĖ ĒĖËEÇČFŀĆĘĆĒĒÉĐČĆÇĖ́

1. VARIANCE REQUESTED:

Reduce the required Right of Way easement width from 25' for a new subdivision to 10'

Specify the hardship that would result for each of the variance criteria:

Ħ ÅÇĖFĆĐĚĐĚMĚ FÐÇĒĆĖFĐČGÉĘGËËGĚĊĐĚĎĘĘĐĆĒÇHËĖ FËĒËĎĖĆĒĐČĆĆËČËČOPMĚĚĘËD FÐÇĘGĈĘČF ĒĖËĒÇĖKĢĤ

There is an existing paved 10' easement that serves 4 existing lots. It would be very difficult to widen the driveway, because there is an existing hill that would have to be flattened.

 Ħ ÁÇĖFĆĐĚĐĚĎČËĚĊĐĖĐĘ GĚDĚGÇFË FÐÇĒËĒÇĖKĢFĐĆKĆĖÇĚËF ĆĒĒÉĐČĆĈÉĘË ËFÐÇËËËĒÇĖKĆĚĊĐĆĘ

 ĚËF ĈÇÇĚ ČĖŒÇFÇĊĈĢĆĚĢĒÇĖĘËĚĐĆĜĐĚĎĚ ĐĚFÇĖŒŢĐĚĐÇĒĖËĒÇĖKĢĦ

There is an existing carport structure would have to be removed along with portions of the existing fence.

AĦ ÁĢĖFĆĐĚĐĚĎFÐÇĎĖĆĚĐĚŇDĆ ĜŒĐĆĚČĞJĐĚËFĈĢĊĢFĖNDĢĚFĆÉFË ĒGĈÉĐNĘĆŊGFĢHDĢĆÉFĐË LĖĞĢÉDĆĖ ËĖ ĐĚGĖĖGĘ FË ËFĐĢĖ ĒĖËĒĢĖFĢË EŠĒĖË ĜŒĴĢĚFĘ ĐĚFĐĢĚĢĐÔĈËË ČDĚĞĐĐČĐFĐĢĒĖËĒĢĖFĢĐĘ ÉËČĆĢĊĦ

No new buildings are being created. This easement already serves the existing lots and residents.

To be completed by the City or County Department of Engineering, as applicable: ÁĚĎĐĚÇCĖĐĐĚĘGĒĒËĖFÆÐÇĜĆĖĐĆĚČĖÇĚGÇĘFÇĆÎFË ĈÇ ČËÊĒÉÇFÇĊĊGĖĐĎĖĢĜĐĞ ĒËËČÇÆĮĨĤCÁÆ⊟ ĂÅ □ ÁĚĎĚÇÇĖĐĎAËÊ Ê ÇĚFĤ It is the applicant's responsibility to identify the hardship that would result, as ĊĘFĐĚĞĐĘQĊ DĖĖ ĆÊ ÇĖÇ ĐĚËĚĜÇĚĐÇĚČÇĐIĐĐÇĘFĖĐÆČÇFFÇËDFĐÇĖÇĎŒĆFĐËĚĞŢĆĘĊĊĐÇĖÇĊFËĦÁĆČĐËDFĐÇĜĆĖĐĆĚČČĖQĖEĐÊGĘF ĈÇ ĆĊĊĖÇĘĘÇĠĐĚFĐÇ ČËÊ Ê ÇĚFĘ ĈÇÉİĞ ĞĐFĐĘĒÇČĐŎĐĆĚĘĖÇĎĆĖĊĐĚFĐÇGĚĐĚGÇĊĢĆĐĘËDFĐÇĒĖËĒÇĖFĢ ĆĚĊIËĖ ĒĖËEÇČFIÉĘĆĒĒĖĐČĆÇÉ

2. VARIANCE REQUESTED:

Specify the hardship that would result for each of the variance criteria:

- H ÁÇEFCDĚDĚMĚ FÐÇĒCEFÐČGÉ ĘGEEGĚCDĚĎĘ ĘÐCĒÇHEE FEĒEDÉCEDČECEDĚCE ČEĚCEMEĚE EDFDÇ ĘGCEÇČF ĒEEĒÇEIĢĤ
- Ħ ÁÇĖFĆĐĚĐĚĎČËĚĊĐÆŽĘ GĚĐĚĞÇFË FÐÇĒËĒŢĖRĢFÐĆRĆĖÇ ĚËF ĆĒĒÉĐČĆĈÆÇË ËFÐÇËĒËĒŢĖRĢČĚĊ ĐĆĘ ĚËF ĈÇÇĚ ČĖŢĆFÇĊĈĢĆĚĢĒŢĖĘËĚĐĆĜĐĚĎĚ ĐĚFÇĖŢŢĐĚĐÇĒĖËĒŢĖPĢĦ
- AĦ ÁĢĖFĆĐĚĐĚĎFÐÇĎĖĆĚĐĚŇDĆ ĜŒĐĆĚČĞĢĐĚĚFĈĢĊĢFĖDĘĚFĆÉRĖĒGĈÉĐĘĆŢĢRĢHDĢĆÉFĐËRĖĞĢÉDĆĖRĘ ËĖ ĐĚGĖĖBGĘ RĖ ËFĐÇĖ ĒĖĖĒĢĖFĢËĖ ĐĚĒĖË ĜŒĴĢĚFĘ ĐĚRĐĢĚĢĐĎĐĈËË Č ĐĚĞĐĐČĐFĐĢĒĖËĒĢĖFĢĐĘ ÉËČĆĢĊĦ

To be completed by the City or County Department of Engineering, as applicable: ÁĚĎĐĚÇCĖĐĐĚĘGĒĒËĖFÆÐÇĜĆĖĐĆĚČĖÇĚGÇĘFÇĊÎFË ĈÇ ČËÊĒÉÇFÇĊĊGĖĐĎĖĢĜĐĞ ĒĖËČÇÆŽĨĤCÁÆ⊟ ĂÅ □ ÁĚĎĚÇÇĖĐĎAËÊ Ê ÇĚFĤ It is the applicant's responsibility to identify the hardship that would result, as distinguished from a mere ĐĚĖĖĜÇĚĐÇĚČÇĐIĐĐÇĘFĖĐÆČÇFFÇĒDFĐÇĖÇĎŒĆFĐĖĚČĄĆĘĊĊĊĖĊĐĚHÁĆČĐËDFĐÇĜĆĖĐĆĚČČČĖĐÇĖÇČ PČ ĆĊĊĖÇĘĘÇŒDĚFĐÇ ČËÊ Ê ÇĚFĘ ĈÇÉËĞ ĞĐFĐĘĒÇČĐŎĐĆĚĘĖÇĎĆĖĊĐĚFĐÇGĚĐĚGÇĊFĆĐĘĖDFĐÇĒĖĖĒÇĖFĢ ĆĚĊIĖĖ ĒĖĖEÇČFIÉĘĆĒĒÉĐČĆÇĖ

3. VARIANCE REQUESTED:

Specify the hardship that would result for each of the variance criteria:

- H ÁÇEFCDĚDĚMĚ FÐÇĒCEFÐČGÉ ĘGEEGĚCDĚĎĘ ĘDCĒÇHEE FEĒEDECĒDĚCEDĚCEČEČE ČEĚCEMEĚE ED FDÇ ĘGĈĘCĚ ĒEEĒÇEIĢĤ
- Ħ ÁÇĖFĆĐĚĐĚĎČËĚĊĐÆŽĘ GĚĐĚĞÇFË FÐÇĒËĒŢĖRĢFÐĆRĆĖÇ ĚËF ĆĒĒÉĐČĆĈÆÇË ËFÐÇËĒËĒŢĖRĢČĚĊ ĐĆĘ ĚËF ĈÇÇĚ ČĖŢĆFÇĊĈĢĆĚĢĒŢĖĘËĚĐĆĜĐĚĎĚ ĐĚFÇĖŢŢĐĚĐÇĒĖËĒŢĖPĢĦ
- AĦ ÁĢĖFĆĐĚĐĚĎFÐÇĎĖĆĚĐĚŇDĆ ĜŒĐĆĚČĞĢĐĚĚFĈĢĊĢFĖDĘĚFĆÉRĖĒGĈÉĐĘĆŢĢRĢHDĢĆÉFĐËRĖĞĢÉDĆĖRĘ ËĖ ĐĚGĖĖBGĘ RĖ ËFĐÇĖ ĒĖĖĒĢĖFĢËĖ ĐĚĒĖË ĜŒĴĢĚFĘ ĐĚRĐĢĚĢĐĎĐĈËË Č ĐĚĞĐĐČĐFĐĢĒĖËĒĢĖFĢĐĘ ÉËČĆĢĊĦ

To be completed by the City or County Department of Engineering, as applicable: ÁĚĎĐĚÇCĖĐĐĘGĒĒËĖFÆÐÇĜĆĖÐĆĚČĖÇĚGÇĘFÇĆÎFË ĈÇ ČËÊĒÉÇFÇĊĊGĖÐĎĖĢĜĐĞ ĒĖËČÇÆŽĨĤCÁÆ⊟ ĂÅ □ ÁĚĎĚÇÇĖÐĎAËÊ Ê ÇĚFĤ It is the applicant's responsibility to identify the hardship that would result, as distinguished from a mere ĐĚĖĖĜÇĚĐÇĚČÇĐIĐĐÇĘFĖĐÆČÇFFÇĒDFĐÇĖÇĎŒĆFĐĖĚĞĆĘĆĊĐÇĖÇĊFËĦÁĆČĐËDFĐÇĜĆĖĐĆĚČŒĖĐŒĜĘF ĈÇ ĆĊĊĖÇĘĘÇŒDĚFĐÇ ČËÊ Ê ÇĚFĘ ĈÇÉËĞ ĞĐFĐĘĒÇČĐŎĐĆĚĘĖÇĎĆĖĊĐĚFĐÇGĚĐĚGÇĊFĆĐĘĖDFĐÇĒĖĖĒÇĖFĢ ĆĚĊIĖĖ ĒĖĖEÇČFI€ĘĆĒĒÉĐČĆÇÉ

4. VARIANCE REQUESTED:

Specify the hardship that would result for each of the variance criteria:

- H ÁÇEFCDĚDĚMĚ FÐÇĒCEFÐČGÉ ĘGEEGĚCDĚĎĘ ĘDCĒÇHEE FEĒEDECĒDĚCEDĚCEČEČE ČEĚCEMEĚE ED FDÇ ĘGĈĘCĚ ĒEEĒÇEIĢĤ
- Ħ ÁÇĖFĆĐĚĐĚĎČËĚĊĐÆŽĘ GĚĐĚĞÇFË FÐÇĒËĒŢĖRĢFÐĆRĆĖÇ ĚËF ĆĒĒÉĐČĆĈÆÇË ËFÐÇËĒËĒŢĖRĢČĚĊ ĐĆĘ ĚËF ĈÇÇĚ ČĖŢĆFÇĊĈĢĆĚĢĒŢĖĘËĚĐĆĜĐĚĎĚ ĐĚFÇĖŢŢĐĚĐÇĒĖËĒŢĖPĢĦ
- AĦ ÁĢĖFĆĐĚĐĚĎFÐÇĎĖĆĚĐĚŇDĆ ĜŒĐĆĚČĞĢĐĚĚFĈĢĊĢFĖDĘĚFĆÉRĖĒGĈÉĐĘĆŢĢRĢHDĢĆÉFĐËRĖĞĢÉDĆĖRĘ ËĖ ĐĚGĖĖBGĘ RĖ ËFĐÇĖ ĒĖĖĒĢĖFĢËĖ ĐĚĒĖË ĜŒĴĢĚFĘ ĐĚRĐĢĚĢĐĎĐĈËË Č ĐĚĞĐĐČĐFĐĢĒĖËĒĢĖFĢĐĘ ÉËČĆĢĊĦ

To be completed by the City or County Department of Engineering, as applicable: ÁĚĎĐĚÇCĖĐĐĘGĒĒËĖFÆÐÇĜĆĖÐĆĚČĖÇĚGÇĘFÇĊÎFË ĈÇ ČËÊĒÉÇFÇĊĊGĖĐĎĖĢĜĐĞ ĒĖËČÇÆŽĨĤCÁÆ⊟ ĂÅ □ ÁĚĎĚÇÇĖĐĎAËÊ Ê ÇĚFĤ It is the applicant's responsibility to identify the hardship that would result, as distinguished from a mere ĐĚĖĖĜÇĚĐÇĚČÇĐIĐĐÇĘFĖĐÆČÇFEDFĐÇĖÇĎŒĆFĐĖĚĞĆĘĆĊĊĐÇĖÇĊFËĦÁĆČĐËDFĐÇĜĆĖĐĆĚČČĖĐĢĖĐŒĜĘF ĈÇ ĆĊĊĖÇĘĘÇŒDĚFĐÇ ČËÊ Ê ÇĚFĘ ĈÇÉËĞ ĞĐFĐĘĒÇČĐŎĐĆĚĘĖÇĎĆĖĊĐĚFĐÇGĚĐĚGÇĊFĆĐĘĖDFĐÇĒĖËĒÇĖFĢ ĆĚĊIĖĖ ĒĖËEÇČFI€ĘĆĒĒÉĐČĆÇÉ

5. VARIANCE REQUESTED:

Specify the hardship that would result for each of the variance criteria:

- Ħ ÁÇĖFĆĐĚĐĚMĚ FÐÇ ĒĆĖFĐČGÉ ĘGĖĖ IĞŠĖĊĐĚĎĘ ĘĐĆĒÇHËĖ FËĒË ĎĖĆĒĐĐČĆĚË ČĐIËMĚĘ ËD FÐÇ ĘGĈEÇČF ĒĖËĒÇĖ IĢĤ
- Ħ ÁÇĖFĆĐĚĐĚĎČËĚĊĐÆŽĘ GĚĐĚĞÇFË FÐÇĒËĒŢĖRĢFÐĆRĆĖÇ ĚËF ĆĒĒÉĐČĆĈÆĘ ËFÐÇËĒËĒŢĖRĢČĚĊ ĐĆĘ ĚËF ĈÇÇĚ ČĖŢĆFÇĊĈĢĆĚĢĒŢĖĘËĚĐĆĜĐĚĎĚ ĐĚFÇÆŢFĐĚĐÇ ĒĖËĒŢĖFĢĦ
- AĦ ÁĢĖFĆĐĚĐĚĎFÐÇĎĖĆĚĐĚŇDĆ ĜŒĐĆĚČĞĢĐĚĚFĈĢĊĢFĖDĘĚ FĆÆ ĒGĈÉĐĶĆŢĢŀĐĢĆÉFĐËĖĞĢÉDĆĖ ËĖ ĐŇGĖËGĘ FË ËFÐÇĖ ĒĖĖĒĢĖFĢËĖ ĐĚĒĖË ĜŒĴĢĚFĘ ĐĚFÐÇ ĚĢĐĎĐĈËË Č ĐĚĞĐĐČĐFĐĢĒĖËĒĢĖFĢĐĘ ÉËČĆĢĊĦ

To be completed by the City or County Department of Engineering, as applicable: ÁĚĎĐĚÇCĖĐĐĚĘGĒĒËĖFÆÐÇĜĆĖÐĆĚČĖÇĚGÇĘFÇĆÎFË ĈÇ ČËÊĒÉÇFÇĊĊGĖĐĎĖĢĜĐĞ ĒĖËČÇÆĨĤCÁÆ⊟ ĂÅ □ ÁĚĎĚÇÇĖĐĎAËÊ Ê ÇĚFĤ