



ROCKINGHAM COUNTY

Community Development

APPLICATION FOR VARIANCE

Property Address: _____

Parcel No / Tax Pins(s): _____

Article and Section of UDO requested for Variance: _____

Owner: _____

Mailing Address: _____

Telephone: _____ email: _____

Applicant: _____

Mailing address: _____

Telephone: _____ email: _____

The Board of Adjustment must determine that the variance will not:

- extend in area or expand a non-conforming use of land;
- change the district boundaries shown on the zoning map;
- impair any adequate supply of light and air to adjacent property;
- materially increase the public danger of fire;
- materially diminish or impair established property values within the surrounding area; or
- in any other respect impair the public health, safety, morals, and general welfare.

The Board is also required to reach the four conclusions listed below before they can approve a variance. In the space below each conclusion, indicate the EVIDENCE that you will present and the ARGUMENTS that are made to convince the Board that it can properly reach these four required conclusions.

1. Unnecessary hardship would result from the strict application of the ordinance. (It shall not be necessary to demonstrate that, in the absence of the *variance*, no reasonable use can be made of the property);

2. The hardship results from conditions that are peculiar to the property, such as location, size, or topography. Hardships resulting from personal circumstances, as well as hardships resulting from conditions that are common to the neighborhood or the general public, may not be the basis for granting a *variance*;

3. The hardship did not result from actions taken by the applicant or the property owner. The act of purchasing property with knowledge that circumstances exist that may justify the granting of a *variance* shall not be regarded as a self-created hardship; and



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4. The requested *variance* is consistent with the spirit, purpose, and intent of the ordinance, such that public safety is secured, and substantial justice is achieved.

Signature of Owner

Signature of Owner

Signature of Owner

(Office Use Only)

- ☐ all owner signatures
- ☐ fees
- ☐ site plan(s)

Case Number: _____
Date of Board of Adjustment Hearing _____
Board of Adjustment Decision: Approve () Deny () Vote: _____