

City Of Clewiston

121 Central Avenue Clewiston, Florida 33440 • Phone: 863-983-1500 • Fax: 863-983-1430
www.clewiston-fl.gov

APPLICATION FOR VARIANCE

Application Fee (non-refundable) \$500.00 plus \$150.00 per additional request

Due to the Community Development Department by the 10th of the month

THIS APPLICATION MUST HAVE ALL INFORMATION FIELDS COMPLETED. RETURN IT TO THE COMMUNITY DEVELOPMENT DEPARTMENT AT 121 CENTRAL AVENUE. IT IS IMPORTANT THAT THE APPLICANT OR A REPRESENTATIVE BE PRESENT AT EACH REQUIRED PUBLIC MEETING TO ANSWER ANY BOARD QUESTIONS REGARDING YOUR REQUEST. YOU WILL BE NOTIFIED OF MEETING DATES.

Owner(s) Name: _____

Address: _____

City, State: _____

Phone Number(s): _____

Legal Description: Lot(s) _____ Block _____

Subdivision: _____ Present Zoning: _____

Property Information: Address _____

Street boundaries: _____

Property boundaries lengths: (in feet)

Front _____ Right side: _____

Rear: _____ Left side: _____

The following information and documentation has to be submitted with this application:

1. Developed property: Provide a Plot (or site) plan which shows existing buildings, (with dimensions), and their distance from adjacent property lines. Indicate the area of your (proposed) new construction – or your reason for applying for a modification to the conforming uses allowed within your property's present Zoning classification.
2. Undeveloped property: If the property is vacant, submit a Plot plan describing and/or illustrating what sort of changes or alterations, (to the current Zoning list of allowable uses), that you wish to make on the above described property.
3. Elevation drawings and photo/sketch of proposed construction.

Helpful tips: √ Most of the legal information needed can be found on your **mortgage survey**.
√ A copy of your **mortgage survey** may also be used as a basis for your **Plot plan**

Signature of Owner or Agent _____ **Date** _____

THE APPLICANT BELIEVES THAT THE CITY SHOULD GRANT THIS REQUEST BECAUSE:

VARIANCE: A variance from the terms of the Zoning Code shall not be granted until the applicant can justify the need for a variance by providing responses to the following criteria:

1. Describe the special conditions and circumstances that exist which are peculiar to the land, structure or building involved and are not applicable to other lands, buildings or structures in the same Zoning District.

2. Why would the literal interpretation of the provisions of the Zoning Code deprive you of rights commonly enjoyed by other properties in the same Zoning District under terms of the Code?

3. Explain how the special conditions or circumstances of this case do not result from actions of the applicant.

4. Will granting the variance requested confer on the applicant any special privilege that is denied by the Zoning Code to other lands, structures or buildings in the same Zoning District.

5. Will this be the minimum variance that will make possible the reasonable use of the land, building or structure if granted?

6. How will the granting of the variance be in harmony with the general purpose and intent of the Zoning Code, not be injurious to the neighborhood, or be detrimental to the public welfare?
