



DEPARTMENT OF DEVELOPMENT & PLANNING

develop_plan@cityoflynnhaven.com

(850) 248-0506

APPLICATION FOR A VARIANCE FROM THE LAND DEVELOPMENT REGULATIONS

Deadline to submit is 20 days prior to the third Thursday of the month

File Number _____

Date Received _____

Application Information

Property owner:	
Agent/Contact (if different):	
Telephone Number:	
Requested action:	Variance
Location:	
Bay County Parcel Number(s)	
Size:	
Existing uses on the site:	
Future Land Use Map category:	

Compatibility

Direction	Adjacent Existing Uses	Adjacent Future Land Use
North		
South		
West		
East		

Variance Request

Specify the variance request by checking all that apply:

_____ Front yard setback from _____ feet to _____ feet
_____ Rear yard setback from _____ feet to _____ feet
_____ Side yard setback from _____ feet to _____ feet
_____ Other _____

Explain the reasons for requesting the variance

A variance must be consistent with the *Unified Land Development Code Section 9.02.02 (copy attached to application) of the City of Lynn Haven.*

In considering variations from the terms of Section 9.02.02, the Board of Adjustment shall, before making a decision in a specific case, first determine **that the proposed variation meets the following criteria. Please provide a brief, written justification explaining how each of the following criteria are being met.**

- (1) _____ Does not constitute a change in the districts shown on the land use map; will not impair an adequate supply of light and air to adjacent property;

- (2) _____ Special conditions and circumstances 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 land use district.

- (3) _____ The special conditions and circumstances do not result from the actions of the applicant.

(4) _____ Granting the variance requested will not confer on the applicant any special privilege that is denied by the ordinance to other lands, buildings or structures in the same land use district.

(5) _____ Literal interpretation of the provisions of the ordinance would deprive the applicant of rights commonly enjoyed by others in the same land use district under the terms of the ordinance and would work unnecessary and undue hardship on the applicant.

(6) _____ The variance granted is the minimum variance that will make possible the reasonable use of the land, building or structure.

(7) _____ The granting of the variance will be in harmony with the general intent and purpose of the ordinance and that such variance will not be injurious to the area involved or otherwise detrimental to the public welfare.

(8) _____ The granting of the variance is not based on economic circumstance.

Deed Restrictions

Check the following category that applies:

_____ This property is not bound by any subdivision covenants or deed restrictions; or

_____This variance request does not violate any subdivision covenant or deed restriction on this property and if required, approval from the Homeowners Association is attached; or

_____This variance request is in conflict with subdivision covenants or deed restrictions on this property and a release from the developer or subdivision Homeowners Association is attached.

Certification and Authorization

I do hereby authorize City staff to enter my property for the purpose of site inspection.

I do hereby authorize the placement of a public notice sign(s) on my property at a location(s) to be determined by City staff.

I hereby certify that the information submitted on this application is true and correct to the best of my knowledge at the time of application.

Owner's Signature ¹

Date

Owner's Name (type or print)

Title and Company (if applicable)

Applicant's Signature, if not owner

Date

Applicant's Name (type or print)

Title and Company (if applicable)

¹ A notarized agent authorization is required if the applicant is not the owner, and the owner is allowing the applicant to act on his/her behalf.

Please attach:

- Required Fee \$600.00
 - Survey
 - Location Map
 - Deed
 - A Legal Description (if different from the deed)
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