

SIDNEY TOWNSHIP
NON-USE VARIANCE APPLICATION
ATTACHMENT FORM

Please respond to the following statements in order to demonstrate compliance with the criteria for a non-use variance outlined in Section 20.05 (D) of the Township Zoning Ordinance. Please refer to Article 20 for more information related to your application.

- A. That there are exceptional or extraordinary circumstances or conditions applying to the property in question that do not apply generally to other properties in the same zoning district.

- B. That the condition or situation of the specific piece of property for which the variance is sought is not of so general or recurrent a nature as to make reasonably practical the formulation of a general regulation for such conditions or situations. Unique circumstances include: exceptional narrowness, shallowness or shape of a specific property on the effective date of this chapter, or by reason of exceptional topographic conditions or other extraordinary situation on the land, building or structure or by reason of the use of development of the property immediately adjoining the property in question, the literal enforcement of the requirements of this chapter would involve practical difficulties:

- C. That such variance is necessary for the preservation and enjoyment of substantial property right similar to that possessed by other properties in the same zoning district and in the vicinity. The possibility of increased financial return shall not of itself be deemed sufficient to warrant a variance.

- D. The variance will not be significantly detrimental to adjacent property and the surrounding neighborhood.

- E. The variance will not impair the intent and purpose of this Ordinance

- F. That the immediate practical difficulty causing the need for the variance request was not created by any action of the applicant.

ATTACHED DRAWING OF PROJECT

Outline of the property including location and size of buildings; distances between buildings; distance from buildings to driveway, roadways, utilities, and lot lines; location of any existing waters (lakes, streams, rivers ponds), any other distinguishing land formations.