



BOARD OF ADJUSTMENT APPLICATION FOR VARIANCE
GASTON COUNTY, NORTH CAROLINA

APPLICATION No.: DATE FILED:

The undersigned do hereby respectfully request the following be granted by support of the following facts herein shown:

Name of Applicant, Name of Owner, Address, City, State, Zip, Business Telephone / Home Telephone

BMP#: bk mp prcl PID #:

Existing Zoning:

Property Address / Location:

The following is requested:

Variance checkbox

Ordinance Section:

Purpose:

A site plan showing the dimensions of the parcel, of all existing and proposed structures on the parcel and all setbacks (existing and proposed), must be submitted with the application. \*\*\* See Section 5.14.5

Establishment of the hardship and factors relevant to the issuance of a variance:

- A. 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 on the property.
B. The hardship results from conditions that are peculiar to the property, such as location, size or topography. Hardships resulting from personal circumstance, 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.
C. 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.
D. 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.

I certify that all of the information presented by me in this application is accurate to the best of my knowledge, information and belief.

Signature(s) of Applicant(s)

Date

Please initial that you understand a recording fee for the Gaston County Register of Deeds will be required upon approval.

The Hearing was held on the day of 20.

This Variance is hereby granted / denied. If granted, the Board of Adjustment hereby authorizes the Land Use Administrator to issue a Zoning Permit.

Chairman, Board of Adjustment

Date

In the spaces provided below (or on attached sheets), state the FACTS and arguments to support the following statements. This will be the information used to convince the Board that it can properly reach these four conclusions:

A. 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 on the property.

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B. The hardship results from conditions that are peculiar to the property, such as location, size or topography. Hardships resulting from personal circumstance, 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.

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C. 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.

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D. 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.

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