

REVIEW OF BOARD OF ADJUSTMENT APPLICATIONS

Consideration of a request to construct a Rock Retement 46 feet into the Critical Habitat Zone and 10 feet into both side property lines. Property described as 4374 St. Teresa Avenue, St. Teresa, Franklin County, Florida. Request submitted by Rhumblin Consultants, agent for Russell Rainey, applicant.

In the application there is a photograph showing evidence of existing erosion on the site that is the justification for granting this variance.

I find that special condition and circumstances exist which are peculiar to the land, involved and which are not applicable to other lands in the same zoning district, and

the special conditions and circumstances are not the result of an action by the applicant, and

that granting the variance requested will not confer on the applicant any special privilege that is denied by the Franklin County Zoning Ordinance to other lands in the same zoning district, and

that literal interpretation of the provisions of this ordinance would deprive the applicant of rights commonly enjoyed by other properties in the same zoning district under the terms of this ordinance and would work unnecessary and undue hardship on the applicant, and

that the variance granted is the minimum variance that will make possible the reasonable use of the land, and

that the grant of the variance will be in harmony with the general intent and purpose of this ordinance and that such variance will not be injurious to the area involved or otherwise detrimental to the public welfare.

I recommend approving this variance request.



Mark C. Curenton
County Planner
June 5, 2020