

Mr. Brandon Hatch- Planner 1

I petition the following:

1. Special conditions and circumstances exist in the fact that the subject building was built in 1988, and the present owner of said property bought this property in 2021 had no knowledge of building set back encroachments.
2. The special conditions and circumstances do not result from the actions of the applicant, the building was built in 1988 and should have been caught and adjusted then, the applicant bought the property in 2021, and has made no modifications to the building footprint.

literal interpretation of the provisions of this chapter would deprive the applicant of right commonly enjoyed by other properties in the same zoning classifications, under the terms of the chapter, and would work an unnecessary and undue hardship to the applicant because this applicant could not provide clear title.

The variance granted is the minimum variance that will make possible the reasonable use of the land, building, or structure because it would not affect the surrounding property owners.

If said variance was granted , the variance will be in harmony with the general intent and purpose of this chapter and the city of Deltona Comprehensive Plan, as it may be amended from time to time, and that such variance will not injurious to the area in question.

Sincerely,

Alfredo Guardado