

**CITY OF CLINTON, IOWA  
ZONING BOARD OF ADJUSTMENT  
APPLICATION FOR VARIANCE**

For office use only:

Case number

Date filed

Sequence no

Legal add

Fill in all information:

Name of applicant

Applicant's address

Phone/E-mail

Property owner

Location of property

**Application for a variance:**

A variance is requested from Section: \_\_\_\_\_

This request is to permit:

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**Facts supporting this request:**

The Board shall, before making any exceptions or variations from the Zoning Regulations in a specific case, first determine that it will not impair an adequate supply of light and air to adjacent property or unreasonably increase the congestion in public streets or increase the danger of fire or endanger the public safety or unreasonable diminish or impair established property values within the surrounding area or in any other respect impair the public health, safety, comfort, morals or welfare of the inhabitants of the City.

Provide a written statement that addresses the following questions:

1. Not contrary to the public interest.

a) Explain why the proposed variance will not threaten neighborhood integrity, or have a substantially adverse effect on the use or value of other properties in the area adjacent to the property included in the variance.

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b) Explain why the proposed variance will be in harmony with the general purpose and intent of the Zoning Ordinance, and not contravene the objectives of the Comprehensive Plan.

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2. Unnecessary hardship. (The Court has said unnecessary hardship is shown by establishing these 3 referenced elements.)

a) Explain why the property in question cannot yield a reasonable return if used only for a purpose allowed in the zone where the property is located.

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b) Explain how the owner's situation is unique or peculiar to the property in question, and the situation not shared with other landowners in the area or due to general conditions in the neighborhood.

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c) Explain how the hardship is not of the landowner's or applicant's own making or that of a predecessor in title.

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I (we) certify that I (we) have notified all adjacent property owners of the purpose of this application.

I (we) further state that if this request is granted, I (we) will proceed with the actual construction in accordance with the plans herewith submitted, and I (we) will be able from a financial, legal and physical basis to do so.

I (we) understand that if this waiver is granted, this waiver will be valid for 1 year from the date the Board grants said waiver.

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Signature of property owner

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Signature of property owner

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Street address

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Street address

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City, State ZIP

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City, State ZIP

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Phone number

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Phone number

If the applicant is other than the property owner, sign below:

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Signature of applicant

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Signature of applicant

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Street address

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Street address

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City, State ZIP

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City, State ZIP

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Phone number

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Phone number

Affix by staple any attachments behind this sheet.