

Approval Standards for Variation

(McHenry County Unified Development Ordinance §16.20.020F)

This form must be completed for requests for variation(s). Yes and No answers are insufficient, please provide a minimum of one (1) or two (2) sentence explanation. If there is insufficient room (650 character limit), please provide a separate response page.

1. What hardship is placed upon the property owner due to the particular surroundings, shape, or topographic conditions of the property if the strict letter of the zoning regulations were carried out?
2. How is the hardship described in question 1 unique to this property and not applicable to all properties within the same zoning district?
3. Other than increased monetary gain, what is the purpose of the variation?
4. Did the property owner or past owners create the difficulty or hardship that the variation seeks to relieve?
5. Will the variation be detrimental to the public welfare or injurious to other property owners' improvements in the neighborhood?

6. Will the variation: impair an adequate supply of light and air to adjoining property, increase congestion on the public streets, increase the risk of fire to adjacent property, or substantially diminish or impair property values within the neighborhood?

7. Will this variation confer special privilege to the property owner that is denied to other owners with property in the same zoning district?