

Town of Awendaw Variance Information

Town of Awendaw Planning Department
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The following test will be applied by the Board of Zoning Appeals when reviewing applications for variances. It is the responsibility of the applicant to provide evidence to the Board supporting their application for a variance.

A variance **may** be granted by the Board of Zoning Appeals in an individual case of unnecessary hardship if the Board makes the following findings:

1. there are extraordinary and exceptional conditions pertaining to the particular piece of property;
2. these conditions do not generally apply to other property in the vicinity
3. because of these conditions, the application of the ordinance to the particular piece of property would effectively prohibit or unreasonably restrict the utilization of the property; and
4. the authorization of a variance will not be of substantial detriment to adjacent property or the public good, and the character of the district will not be harmed by granting of the variance.