City of Fife

Hearing Examiner

SIGN CODE VARIANCE REQUEST

The City of Fife Hearing Examiner shall have the authority to grant a variance from the provisions of the Fife Sign Code (Ordinance 1593-06) provided that, as a condition of the granting of any such variance, the Hearing Examiner shall make each and every one of the following findings supported by substantial evidence in the record.

Complete responses to the following questions are required to substantiate the request. If additional space is needed to respond, attach additional page(s) to the application.

1. *The variance as approved shall not constitute a grant of special privilege which is inconsistent with the intent of the Sign Code.*

Response: _____

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2. *The variance is necessary because of special circumstances relating to the size, shape, topography, location, or surroundings of the subject property to provide it with use rights and privileges permitted to other properties in the vicinity and in the zone in which the subject is located.*

Response: _____

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3. *The granting of the variance will not be materially detrimental to the public welfare or injurious to property or improvements in the vicinity and in the zone in which the subject property is located.*

Response: _____

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4. *The special conditions and circumstances prompting the variance request do no result from the actions of the applicant.*

Response: _____

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5. *The variance as granted represents the least amount of deviation from prescribed regulations necessary to accomplish the purpose for which the variance is sought and which is consistent with the stated intent of this chapter.*

Response: _____

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6. *The granting of the variance shall result in greater convenience to the public identifying the business location for which the sign code variance is sought.*

Response: _____

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7. *The granting of the variance will not constitute a public nuisance or adversely affect the public safety and the proposed variance shall not interfere with the location and identification of adjacent buildings or activities.*

Response: _____

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Signature of Applicant:_____ Date:_____

An application deposit of $5000.00 must be submitted with the completed application. The appellant is responsible for payment of all actual costs and expenses incurred, including but not limited to the time and expenses of the hearing examiner. If the application requires engineering review, the appellant is responsible for the city engineer's hourly fees.

All facts shall be presented and reviewed at a legally noticed public hearing.
The applicant is required to be present at the public hearing.