



# City of Ellisville

One Weis Avenue  
Ellisville, MO 63011

(636) 227-9660 FAX: (636) 227-9486

## APPLICATION FOR A VARIANCE TO THE BOARD OF ADJUSTMENT

*(please type or print)*

**ALL APPLICABLE SECTIONS OF APPLICATION MUST BE COMPLETE.  
APPLICATION MUST BE CONSISTENT WITH SUBMITTED MATERIALS. PLANS MUST BE  
FOLDED TO APPROXIMATELY 8 ½ x 11 or 8 ½ x 14 IN SIZE. A \$150.00 APPLICATION FEE, \$50.00  
PUBLIC HEARING DEPOSIT AND \$100 COURT REPORTER DEPOSIT MUST ACCOMPANY THIS  
APPLICATION**

Property Address: \_\_\_\_\_

Applicant: \_\_\_\_\_

### PART A: VARIANCE REQUEST

Ordinance Number or Section Number from which a variance is requested: \_\_\_\_\_

Which particular requirements of this chapter prevent the proposed construction?  
\_\_\_\_\_  
\_\_\_\_\_

How would the subject property prevent compliance with the requirements of this chapter? \_\_\_\_\_  
\_\_\_\_\_

What particular hardship would result if the specific requirements of this chapter were applied to the subject property?  
\_\_\_\_\_  
\_\_\_\_\_

What reduction of the minimum requirements would be necessary to permit the proposed construction? \_\_\_\_\_  
\_\_\_\_\_

### PART D: FINDINGS

Yes	No	
___	___	Does the variance requested arise from a condition which is unique to the property in question and which is not ordinarily found in the same zoning district, and is not created by an action or actions of the property owner or the applicant?
___	___	Is the request for a variance based exclusively upon the desire of the owner, lessee, occupant or

- \_\_\_\_\_ applicant to secure a greater financial return from the property?
- \_\_\_\_\_ Will granting of the variance adversely affect the rights of adjacent property owners or residents?
- \_\_\_\_\_ Will the strict application of the provisions of this chapter from which a variance is requested, cause severe practical difficulty or extreme hardship for the property owner represented in the application?
- \_\_\_\_\_ Will the variance desired adversely affect the public health, safety, order, convenience, or general welfare of the community?
- \_\_\_\_\_ Will granting the variance violate the general spirit and intent of the Zoning Code?

**PART E:**

How would the surrounding physical shape or topographical conditions of the property involved result in severe practical difficulty or extreme hardship upon or for the owner, lessee, or occupant, if the provisions of this chapter were literally enforced:

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How would granting this variance not be materially detrimental or injurious to other property or improvements in the neighborhood in which the property is located:

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How will granting this variance not impair an adequate supply of light onto adjacent property, substantially increase the congestion on the public streets, increase the danger of fire, endanger the public safety, or substantially diminish or impart property values in the neighborhood:

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**PART D: CHECKLIST**

- \_\_\_\_\_ Letter addressed to the Board of Adjustment requesting a variance
- \_\_\_\_\_ Complete application form.
- \_\_\_\_\_ Filing Fee of \$150.00
- \_\_\_\_\_ Public hearing deposit of \$50.00. This deposit is used to cover the cost of publishing in the local paper as required by law. Depending on what the actual cost of the publication, an applicant may be owed a small refund or may be billed for additional monies.
- \_\_\_\_\_ Court Reporter deposit of \$100.00. This deposit is used to cover the cost of the court reporter to attend the meeting as required by law. Depending on what the actual cost for the court reporter, an applicant may be owed a small refund or may be billed for additional monies. Note: Additional money may be required if a transcription is required.
- \_\_\_\_\_ Site Plan (13 copies) illustrating existing and proposed improvements. All improvements must be drawn to scale and fully dimensioned.