

Use Variance Criteria

- 1) The applicant cannot realize a reasonable return, provided that lack of return is substantial as demonstrated by competent financial evidence.
- 2) That the alleged hardship relating to the property in question is unique, and does not apply to a substantial portion of the district or neighborhood.
- 3) That the requested use variance, if granted, will not alter the character of the neighborhood
- 4) The alleged hardship has not been self-created