

Planning Officials Training Workshop

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- ▶ Citation for succeeding page:
- ▶ American Planning Association
- ▶ Florida Chapter Treasure Coast
- ▶ Planning Law 101
- ▶ Training Officials Training Workshop
- ▶ Presentation by Thomas J. Baird. Esq. FAICP
- ▶ Materials provided by: Susan I. Trevarthen, FAICP
- ▶ LEGISLATIVE AND QUASI JUDICIAL DECISIONS
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- ▶ Attendees (Port St. Lucie Planning and Zoning Board less one member)

Variiances

- A variance seeks permission to do something that the code does not allow. Original purpose to avoid unconstitutional taking of property rights.
 - * to locate a commercial business on an industrial zone *Autrey*, 96 So, 2d 784 (Fla. 1957). Change of use require rezoning.
 - * Variances are granted based on a decision maker finding that the application complies with criteria in the Code - examples:
 - *Undue or unnecessary hardship vs. practical difficulty
 - *Not self created
 - *Contrary to the public interest
 - *Not adversely affect the use or development of properties
- Nance v. Town of Indiatlantic*. 419 So. 2d 1041 (Fla. 1982)