

County of Sacramento
 Planning and Environmental Review (PER)
 827 7th Street, Room 225
 Sacramento, CA 95814
 (916) 874-6141

Office Use Only

Supplemental Application Form

Variance

In certain cases, as outlined in a Planned Development, Neighborhood Preservation Area ordinance, Special Planning Area ordinance, or zoning agreement, a **Variance** may be required to provide limited relief from the requirements of the Code where strict application of particular requirements will create a practical difficulty or unnecessary hardship, prohibiting use of the land in a manner otherwise allowed by the Code. If you haven't done so already, before filling out this application, please contact a planner at SacPlan@saccounty.gov to verify if you need a Variance.

Requested Variances

Please fill out this table with each requested deviation. See the sample for more details.

EXAMPLE			
#	Zoning Code Citation: 530-11(4)(b) – Arden Oaks NPA Side Yard Setback	Standard: 20 feet	Proposed: 10 feet
	Explanation: We would like to request a Variance to reduce our side yard setback for our proposed swimming pool as there is no other reasonable location on our property for a pool. A large oak tree is located in the only other spot where all setbacks can be met.		

1	Zoning Code Citation:	Standard:	Proposed:
	Explanation:		
2	Zoning Code Citation:	Standard:	Proposed:
	Explanation:		

Attach copies of this page as necessary for additional requested deviations. You may also attach additional narratives to further explain requested deviations.

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Required Findings

In order for a Variance to be granted, the following required findings **must** be made:

- 1. The applicant has shown that because of special circumstances peculiar to the subject property, including size, shape, topography, location, or surroundings; or because of the location of Heritage or Landmark Trees as defined and regulated by Chapter 19.4 of the SCC, the strict application of the requirements of this Code would deprive the subject property of privileges enjoyed by other properties in the vicinity and under identical zoning district classifications.*
- 2. The grant of the Variance would not constitute a grant of special privilege inconsistent with the limitations upon other properties in the vicinity and zoning district in which the subject property is situated.*
- 3. The requirements of this Section shall be strictly interpreted and enforced for all open space zoning district to protect the interest of the public in the orderly growth and development of cities and counties and in the preservation and conservation of open space lands*

For more details, please review [Section 6.5.1 of the Zoning Code](#). Please explain how you can meet the required findings.