

ARTICLE VII. VARIATIONS AND EXCEPTIONS

Sec. 90-271. Generally.

When the subdivider can show that a provision of this chapter would cause unnecessary hardship if strictly adhered to, and where, because of topographical or other conditions peculiar to the site, in the opinion of the planning commission, a departure may be made without destroying the intent of this chapter, the planning commission may recommend a variance to the board of aldermen. Any variance thus authorized is to be stated in writing in the minutes of the planning commission with the reasoning on which the departure was justified set forth. These variances shall never be authorized as a blanket variance for an entire subdivision.

(Code 1977, § 43.700)

Sec. 90-272. Application.

Application for a variance shall be submitted in writing by the subdivider at the time when the preliminary plat is filed for the consideration of the planning commission. The petition shall state fully the grounds for the application and all the facts relied upon by the petitioner.

(Code 1977, § 43.710)

Sec. 90-273. Conditions.

In granting variances and modifications, the planning commission and board of aldermen may require such conditions as will, in its judgment, secure substantially the objectives of the standards or requirements so verified or modified.

(Code 1977, § 43.720)

Sec. 90-274. Construction in stages.

The developer may, after receiving approval of the preliminary plat, petition the planning commission to proceed with the subdivision by stages. The area may be subdivided into sections, and after the approval of the planning commission and the board of aldermen, the installation of improvements as required in article VI of this chapter may be constructed.

(Code 1977, § 43.730)