



Nassau County Engineering Services
96161 Nassau Place
Yulee, FL 32097

Robert T. Companion, PE
County Engineer

LANG
Road

@Existing
Essement
29.

APPLICATION AND INSTRUCTIONS FOR A VARIANCE

1. The County Engineer or his/her designee may permit variations to the Nassau County Roadway and Drainage Standards, Ordinance 99-17, after the review and recommendation of the county Development Review Committee (DRC).
2. The procedure will require:
 - A. That the completed application be submitted to the Nassau County Engineering Services Department;
 - B. The Application fee of \$267 (as of 6/24/2019) be paid; and,
 - C. The application be reviewed by the DRC;
3. The Engineering Services Department will prepare a summary to be presented at the next available DRC meeting.
4. The applicant may attend the DRC meeting to present additional evidence into the record. The evidence shall address the criteria defined in Ordinance 99-17, Article 15, Section 15.1 that is applicable to the application.
5. If the request for a variance is denied by the County Engineer or approved with conditions, the owner/applicant may appeal to the Planning and Zoning Board in accordance with Ordinance 99-17, Article 15, Section 15.2.
6. If you have any questions about procedures or the criteria, please consult with the Engineering Services Department at (904) 530-6225 prior to the DRC meeting.

INSTRUCTIONS FOR APPLYING FOR A VARIANCE

It is essential that all the information provided is accurate. Incorrect information can delay or nullify the application process. Use the Engineering Services Department forms that are available for download at www.nassaucountyfl.com under Departments, Engineering Services. Please attach additional sheets as needed, using 8½" x 11" size paper, typed or printed.

Definition of Variance: A device which grants a property owner relief from certain provisions of the Roadway and Drainage Standards, upon showing that strict application of the requirements contained in this ordinance would result in real difficulties, or substantial hardship or injustice and where the owner/applicant proposes an alternative which conforms to the general intent and spirit of these regulations, and where the objectives of this ordinance have been substantially met as determined by the County Engineer and the Development Review Committee (DRC). **Substantial hardships exclude financial hardships.**

Explanation of Application Sections:

1. The Parcel Identification Number is an eighteen (18) digit number defining the subject property. This number is located at the Property Appraiser's website at www.nassauflpa.com.
2. Provide driving instructions to the site.
3. Provide the name and address of the property owner. The owner's name should agree with the recorded deed.
4. Provide the Variance(s) sought (for example: variance to not pave 60' easement). Be sure to include all details of the Variance(s) sought by the applicant.
5. When considering a variance request, the County Engineer shall make a written conclusion that the variance does or does not satisfy the criteria listed in Section 15.1 - *Variations* of the Nassau County Roadway and Drainage Standards. Please address this criteria as listed in parts "a" through "c" on pages 1 and 2 of the application as completely as possible.
6. It is required that a site plan and recorded deed be attached to the application. The site plan must show the size and location of the property. The applicant should also include information that will assist the DRC in its review including dimensions applicable to the variance. For driveway variances, the site plan must show the distance to the property line, adjacent intersections and to any other driveways on same or adjacent property.

The owner's signature is required on the application. If the application is signed by the agent, an *Owner's Authorization for Agent* form must be signed by the owner. Please include the email and telephone number of the person who can be contacted, and familiar with the application, to obtain additional information.

The non-refundable application fee for a Variance is required at the time of application. To confirm the fees please contact the Engineering Services Department at (904) 530-6225. Return the completed application, any supporting data and the application fee to the Engineering Services Department. Please make checks payable to: Nassau County Board of County Commissioners (Nassau County BOCC).

If, for any reason, you wish to withdraw the application, you must notify the Engineering Services Department, in writing, prior to the date of the DRC meeting. No refunds will be given.

Persons with disabilities requiring accommodations in order to participate at the public hearing should contact (904) 530-6225 at least twenty-four (24) hours in advance to request such accommodation.

The Engineering Services Department can be reached at 96161 Nassau Place, Yulee, FL 32097, and (904) 530-6225, Monday through Friday, 8:00am until 5:00pm.



Nassau County Engineering Services
96161 Nassau Place
Yulee, FL 32097

Robert T. Companion, PE
County Engineer

**APPLICATION FOR
A VARIANCE**

Official Use Only

Application #: _____

Date Filed: _____

1. Parcel Identification Number (18-digit number)

50-3N-28-0000-0029-0070

2. Driving Instructions: Take Blackrock Rd from SR. 200. Travel 1 1/2 miles to Lang Rd on R. Take a Right on Lang to the end on left.

3. Name and Address of the Owner as shown in the public records of Nassau County:

Estate of Betty Shaw McKendree
96337 Lang Rd
Yulee, FL 32097

Name and Address of the Applicant / Authorized Agent (if different than Owner):

Daniel McKendree (son) Personal Rep
96337 Lang Rd
Yulee, FL 32097

(PLEASE NOTE: If applicant is not the owner, this application must be accompanied by completed Owner's Authorization for Agent form.)

4. Variance Sought:

Request variance for the sixty ft easement to a thirty ft easement.

5. Variance Justification (requirements in the "Definition of Variance" on Instructions Page):

Our family has owned this property (23) acres since 1969. Parents deceased due to COVID resulting in me + my brothers inheriting the property. Due to restrictions in splitting the

property between us, I have requested a family hardship for my piece of property (Lot 5 on the site plan) My brother will acquire Lot 4 on the site plan. Request variance of 30 ft right of way through his property so I can gain access to my property. Survey accomplished Jan 2022 already supports 30' easement.

6. Supporting information which is considered by the Development Review Committee:

- ☐ Detailed Site Plan
☐ Copy of Recorded Deed
☐ Any additional data

7. Has any application been submitted within the last two (2) years for a Roadway and Drainage Variance of any portion of the subject property included in this application? No

If so, give details of such application and approval or denial decision.

8. Is this parcel subject to deed restrictions enforced by a homeowner's association? No

If so, please provide written HOA approval of work.

In filing this application for a Variance, the undersigned understands it becomes a part of the official records of the Development Review Committee and does hereby certify that all information contained herein is true to the best of his/her knowledge.

Signature of Owner: _____

Signature of Authorized Agent: _____

(if different than Owner)

Owner's mailing address: _____

96337 Lang Rd
Yulee, FL 32097

Telephone: _____

(904) 704-8140

Email: _____

mckdt@bellsouth.net

NOTE: If prepared or signed by an agent, a notarized Owner's Authorization for Agent form must be provided.



Nassau County Engineering Services
96161 Nassau Place
Yulee, FL 32097

Robert T. Companion, PE
County Engineer

CONSENT FOR INSPECTION

I, Daniel McKendree, the owner or authorized agent for the owner of the premises located at 96337 Lang Rd, Yulee, FL do hereby consent to the inspection of said premises by an employee of the Engineering Services Department, Nassau County, Florida, in conjunction with this application, without further notice.

Dated this 12 day of August, 2020.

Daniel McKendree
Signature of Owner or Authorized Agent

(904) 704-8140
Telephone Number

STATE OF FLORIDA:

COUNTY OF NASSAU:

The foregoing instrument was acknowledged before me the 12 day of August, 2022, by Daniel McKendree who is personally known to me or who has produced [Signature] as identification.

[Signature]
Notary Public Signature
Andrew R. Prokopiak
Name (typed or printed)

ANDREW ROSS PROKOPIAK
Notary Public, State of Florida
My Comm. Expires 08/12/2023
Commission No. GG 364811

(Seal)

YULEE
(904) 530-6225

FAX
(904) 491-3611