



Tubten Kunga Center For wisdom
201 SE 15th Terrace
Deerfield Beach, FL 33441

- a. There are extraordinary and exceptional conditions (such as topographic conditions, narrowness, shallowness, or the shape of the parcel of land) pertaining to the particular land or structure for which the Variance is sought, that do not generally apply to other lands or structures in the vicinity; **The size of the property doesn't lend itself to efficient parking other than straight pull in parking. In order to have adequate parking we would need to have spots that allowed backing into the street**
- b. The extraordinary and exceptional conditions referred to in paragraph a., above, are not the result of the actions of the landowner; **It is an existing lot and structure. In order to maintain the integrity of the property we do not have any plans to change the footprint.**
- c. Because of the extraordinary and exceptional conditions referred to in paragraph a., above, the application of this Code to the land or structure for which the Variance is sought would effectively prohibit or unreasonably restrict the utilization of the land or structure and result in unnecessary and undue hardship; **Without the variance it will be impossible for us to move forward with the project. We need to have parking available on our property for guests**
- d. The Variance would not confer any special privilege on the landowner that is denied to other lands or structures that are similarly situated. **Our situation is unique and it would not be unfair or an undue privilege to allow a variance in parking for Tubten Kunga.**
- e. The extent of the Variance is the minimum necessary to allow a reasonable use of the land or structure; **By using the grass pavers we will minimal impact on the property and neighboring properties. We designed and chose the materials for the parking spots with the aesthetics of the property and the neighborhood in mind. As there will only be cars parked at the house approximately six to nine hours per week we wanted attractive, environmentally friendly parking options.**
- f. The Variance is in harmony with the general purpose and intent of this Code and preserves its spirit; **Allowing the variance is in keeping with the spirit and intent of the code as the parking spots will be adequate and safe.**
- g. The Variance would not adversely affect the health or safety of persons residing or working in the neighborhood, be injurious to property or improvements in the neighborhood, or otherwise be detrimental to the public welfare; **The variance will in fact be beneficial because it will allow us to install an ADA compliant parking spot.**
- h. The Variance is consistent with the comprehensive plan. **The variance is consistent with the comprehensive plan.**