



# DEVIATION FROM DEVELOPMENT STANDARD REQUEST FORM

One Deviation per Form

1. Project Name: \_\_\_\_\_
2. Parcel Identification Number: \_\_\_\_\_
3. Applicant's (Optionee) Name: \_\_\_\_\_
4. Existing Site Plan or Preliminary Plat Activity # (if applicable): \_\_\_\_\_
5. Development Standard Requirement (Chapter and Section of the City of Tallahassee Land Development Code for which request is being made):  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
6. Deviation Description (including what you are reducing or increasing the requirement to):  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_
7. If the site is located in a design review zoning district (ASN-A, ASN-B, ASN-C, ASN-D, or UV), a written response to each of the following deviation criteria must be attached to this form.
  - A. Better meets development and design standards. The resulting development will better meet the applicable development and design standards.
  - B. Purpose of the standard. On balance, the proposals will be consistent with the purpose of the standard for which a deviation is requested.
  - C. Consistency with the design review district. The resulting development will demonstrate consistency with the overall purpose and intent of the design review district and intent of the specific zoning district within which the development is proposed.
  - D. Impact on public good and surrounding properties. The resulting development is not detrimental to the public good or to the surrounding properties.
  - E. Comprehensive plan. The resulting development demonstrates consistency with the comprehensive plan.

The Urban Design Commission will recommend approval of deviations in a design review zoning district to the Development Review Committee if it finds that the applicant has shown that the above criteria are met.

8. For sites not located in a design review zoning district, a written response to each of the following criteria must be attached to this form.
- A. The deviation will not be detrimental to the public good or to the surrounding properties.
  - B. The granting of this deviation is consistent with the intent and purpose of the City of Tallahassee Land Development Code Chapters 9 and 10 and the Comprehensive Plan.
  - C. The deviation is the minimum deviation that will make possible the reasonable use of the land, building, or structure.
  - D. The strict application of the requirements of the City of Tallahassee Land Development Code Chapters 9 and 10 will constitute a substantial hardship to the applicant, which hardship is not self-created or imposed.
  - E. Exceptional topographic, soil, or other environmental conditions are unique to the subject property.
  - F. The deviation would provide a creative or innovative design alternative to substantive standards and criteria.
  - G. The impacts associated with the deviation are adequately mitigated through alternative measures.
9. Signature of Applicant (Optionee) or Agent: \_\_\_\_\_