



Town of Holly Springs Riparian Buffer Modification Packet

Department of Engineering • 128 S. Main Street • P.O. Box 8 • Holly Springs, NC 27540 • (919) 557-3938 • (919) 552-9881 fax

SUBMITTAL REQUIREMENTS:

Petition for Waiver of Riparian Buffer Regulations (UDO Section 7.06.D.4.e):

The following items must be submitted with the Waiver of Riparian Buffer Regulations to be deemed a complete submittal:

- Petition Form
- Processing Fees (make check payable to: Town of Holly Springs)
- Findings of Fact
- Site Plans or Other Documentation
- USGS and Soil Survey Maps for the project.

Petition for Modifications of Riparian Buffer Regulations(UDO Section 7.06.D.4.e):

The following items must be submitted with the Waiver of Riparian Buffer Regulations to be deemed a complete submittal:

- Petition Form
- Processing Fees (make check payable to: Town of Holly Springs)
- Site Plans and Other Documentation (NC Division of Water Quality permits, etc.)
- USGS and Soil Survey Maps for the project.

It is suggested that a detailed site plan or other documentation be provided with the petition to provide evidence regarding the justification for the requested waiver or modification. These plans should not be larger 24" X 36".



Town of Holly Springs

Modification & Waiver of Riparian Buffer Regulations Petition

Engineering Use Only:

Please print responses in blue or black ink or typewrite. If not applicable, mark N/A

PETITION TYPE:	COPIES:	PROCESSING FEE:
<input type="checkbox"/> Waiver of the Riparian Buffer Regulations	2	\$
<input type="checkbox"/> Modification of the Riparian Buffer Regulations	2	\$

WAIVER REQUEST

- Section 7.06, D., 4., e., (2) Neuse River Basin Riparian Buffer Protection (Zone NRB 3)
 - Section 7.06, D., 4., e., (3) Cape Fear River Basin Riparian Buffer Protection (Zone CFB 1)
 - Section 7.06, D., 4., e., (3) Cape Fear River Basin Riparian Buffer Protection (Zone CFB 2)
- Specific request:
- _____
- _____

PROJECT SUMMARY

- A. Project Location** (Street Address or closest intersection.): _____
- Within Corporate Limits of Holly Springs Within Holly Springs ETJ Pending Annexation
- B. Project Name:** _____
- C. Proposed Use:** _____
- D. Applicant/Contact:** _____ **Company:** _____
- Address: _____
- Tel No.: _____ Fax No.: _____ E-mail: _____
- E. Developer:** _____ **Company:** _____
- Address: _____
- Tel No.: _____ Fax No.: _____ E-mail: _____
- F. Property Owner:** _____ **Company:** _____
- Address: _____
- Tel No.: _____ Fax No.: _____ E-mail: _____

PROPERTY INFORMATION

Real Estate ID #: _____ PIN: _____

Real Estate ID #: _____ PIN: _____

Total Tract Acreage: _____ Total Project Acreage: _____



Town of Holly Springs

Engineering Use Only:

Waiver of Riparian Buffer Regulations Findings of Fact

Please print responses in blue or black ink or typewrite. You must respond to each finding.

FINDINGS OF FACT - *This section to be used only with Waiver Requests*

A petition for Waiver of Riparian Buffer Regulations may only be approved upon the presentation of sufficient evidence. Please include as much detailed information or unique conditions that would enable the Board of Commissioners to make a written determination that:

1. The carrying out of the strict letter of the UDO will result in practical difficulties in the development of the property included in the Waiver Petition.

Reason:

2. Approval will observe the spirit of the UDO.

Reason:

3. Approval will secure public safety and welfare.

Reason:

4. Approval will provide substantial justice.

Reason:

5. a. There are exceptional conditions pertaining to the particular piece of property in question because of its shape, size, or topography, that are not applicable to other lands, buildings, or structures in the same district, *or*
b. There is a peculiar characteristic of a proposed use which makes the application of certain development standards of the UDO, as requested in the petition for waiver of Riparian Buffer Regulations, unrealistic.

Reason:

6. Granting the Waiver requested will not confer any special privileges that are denied to other owners or residents of the district in which the property is located.

Reason:

7. A literal interpretation of the provisions of the UDO would deprive the applicant of rights commonly enjoyed by other owners and residents of the district in which the property is located.

Reason:

8. The requested Waiver will be in harmony with the purpose and intent of the UDO and will not be injurious to neighbor or to the general welfare.

Reason:

9. The special circumstances giving rise to the Waiver request are not as a result of actions of the Applicant.

Reason:

10. Waiver Requested is the minimum variance that will make possible the legal use of the land, building, or structure.

Reason:

I certify that all information presented in this application is accurate to the best of my knowledge and belief. Further, I grant permission for members of the Town Council and Town staff to visit the site in question for informational, advertisement, and inspection needs.

Signature of Applicant: _____ Date: _____