



# City of Clovis

Department of Planning and Development Services  
CITY HALL · 1033 FIFTH STREET · CLOVIS, CA 93612

## FINDINGS OF FACT

Section 65906 of the State Planning Law states that: Variance/Minor Deviation from the terms of the zoning ordinance shall be granted only when, because of special circumstances applicable to the property, including size, shape, topography, location of surroundings, the strict application of the zoning ordinance deprives such property of privileges enjoyed by other property in the vicinity and under identical zoning classification.

The Clovis City Code requires that before a VARIANCE/MINOR DEVIATION may be granted, the applicant must show by statements, plans and other evidence, the following:

**Finding 1:** Such variance/minor deviation is necessary for the preservation and enjoyment of a substantial property right possessed by other property in the same vicinity and zoning district and unavailable to the property for which the variance or minor deviation is sought.

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**Finding 2:** The granting of the variance/minor deviation will not be detrimental to the public health, safety, or welfare, or injurious to the property or improvements in the vicinity and zoning district in which the property is located.

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**Finding 3:** The granting of the variance/minor deviation will not constitute a special privilege inconsistent with the limitations upon other property in the vicinity and zoning district in which the property is located.

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**Finding 4:** The granting of the variance/minor deviation will not allow a use or activity which is not otherwise expressly authorized by the regulations governing the subject parcel.

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**Finding 5:** The granting of such variance/minor deviation will not be contrary to the objectives of the General Plan.

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***Questions regarding this or any other Planning Application should be directed to Planning Division Staff.***