



# PLANNING DEPARTMENT

NASSAU COUNTY, FLORIDA

Thad Crowe, AICP  
 96161 Nassau Place  
 Yulee, FL, 32097  
 (904)530-6300

## Application for Waiver of Minimum Required Road Frontage

### Waiver of Road Frontage Criteria:

Section 28.03 of the Nassau County Land Development Code provides that a *waiver of the minimum requirements for road frontage for individual residential building sites may be considered by the Planning and Zoning Board pursuant to an application for waiver of road frontage.*

*Within fourteen (14) days of receipt, the Planning Department of Nassau County will review the application for Waiver of Road Frontage for completeness only. If not complete, a written request for additional information will be made. If the application is complete, the matter will be placed on the next available Planning and Zoning Board Agenda. A completed packet must be submitted a minimum of thirty (30) days prior to the Planning & Zoning Board meeting.*

### This waiver is only available to:

Residential properties recorded in the public records of Nassau County as of March 27, 2017

### New residential Building sites created via:

Open Rural Homestead Land Split Exemption

Parent Tract Land Split

Family Hardship Development

### Required Documents:

Site Plan, survey, or scaled drawing of the residential building site w/ means of ingress & egress

Deed and Legal Description

Proof of easement for access to the property

An executed owner's authorization and/or proof of ownership

Page 3 - Required Information and any other information that sets forth any practical and/or economic difficulties in adhering to the regulations. The Planning and Zoning Board may approve a waiver of road frontage based on a finding that the application meets the review criteria:



<b>Property Information</b>	
1. Property Address:	
2. Parcel Number: _____ - _____ - _____ - _____ - _____ - _____	
3. Land Area (acres):	
4. Date Lot was Recorded:	
5. Waiver Sought:	
Reduce Required Minimum Road Frontage from _____ feet to _____ feet.	

<b>Owner Information</b>	
6. Name:	
7. E-Mail:	8. Telephone:
9. Address (including city, state, zip):	

<b>Applicant / Authorized Agent</b> (if different from owner) (Agent Authorization form required)	
10. Name:	
11. E-Mail:	12. Telephone:
12. Address (including city, state, zip):	
<b>(PLEASE NOTE:</b> If applicant is not the owner, this application must be accompanied by a completed Owner's Authorization for Agent form.)	

\_\_\_\_\_  
Owner/Applicant/Agent Signature

\_\_\_\_\_  
Date



**Required Information:**

1. Describe in detail any practical and/or economic difficulties in adhering to the regulations.

2. Is there an approved easement providing access to the building site? Explain.

3. Discuss special conditions and circumstances that exist which are peculiar to the land, structure, or building involved and are not applicable to other lands, structures, or buildings in the same zoning district.



**OWNERS AUTHORIZATION FOR AGENT**

\_\_\_\_\_ is hereby authorized TO ACT ON BEHALF OF

\_\_\_\_\_, the owner(s) of those lands described within the attached application, and as described in the attached deed or other such proof of ownership as may be required, in applying to Nassau County, Florida, for an application related to Development Permit or other action pursuant to a:

- |  |  |
|--|--|
| <input type="checkbox"/> Rezoning/Modification | <input type="checkbox"/> Conditional Use               |
| <input type="checkbox"/> Variance              | <input type="checkbox"/> Preliminary Binding Site Plan |
| <input type="checkbox"/> Appeal                | <input type="checkbox"/> Final Engineering Plan        |
| <input type="checkbox"/> Concurrency           | <input type="checkbox"/> Plat                          |
| <input type="checkbox"/> Single Land Split     | <input type="checkbox"/> Waiver of Road Frontage       |

BY: \_\_\_\_\_  
Signature of Owner

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Signature of Owner

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Telephone Number

State of Florida  
County of \_\_\_\_\_

Signed and sworn before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

By \_\_\_\_\_

Identification verified: \_\_\_\_\_

Oath sworn: \_\_\_\_\_ Yes \_\_\_\_\_ No

\_\_\_\_\_  
Notary Signature

My Commission expires: