



6. The granting of the variance must be justified to address a special circumstance and is not simply for the economic convenience of the applicant.
  - a. Describe the existing limitations based on the lot size, lot configuration, or easements.
  - b. Describe how existing utility infrastructure such as septic system or water source create limitations on the lot.
  - c. Describe how locations of existing buildings or structures create limitations on the lot.
  - d. Describe any existing topographic or critical area constraints that are specific to the lot.
  - e. Describe how the existing special condition or circumstance is not the result of actions by the current or previous owner.
  - f. Did the special condition arise from adjusting the parcel boundary line or subdividing the property after June 13, 1996?
7. Development of the subject parcel must have the least impact on critical areas as demonstrated in a site assessment and mitigation plan prepared by a qualified professional ([SCC 14.24.080\(5\)\(b\)](#))
  - a. Describe the efforts taken to avoid impacts to critical areas.

