

## Conditional Use & Variance Board

The **Conditional Use & Variance Board (CUVB)** conducts public hearings to review and make approval determinations on applications submitted for conditional uses and variances from the literal interpretations of the land use, zoning and development codes that regulates land use and development standards as per Nassau County Land Development Code Article 3 Section 3.05.

A **conditional use** is not permitted by right in a zoning district and requires review and approval by the CUVB to determine impacts of the proposed use on the surrounding area. Conditional use requests are reviewed on a parcel by parcel basis and may have reasonable conditions attached as a condition of approval.

A **variance** grants relief from certain provisions of the zoning ordinance. It is applied in situations where strict application of a requirement may result in an unnecessary hardship due to physical surroundings, shape or topographical condition of the property. Financial interest to increase revenue is not considered an unnecessary hardship.

The Board is made up of seven members as follows:

- Five (5) district representatives (one (1) representing each district)
- Two (2) at-large members

The Board meets on the fourth Thursday of each month at 6:30 p.m. Board members serve three (3) year terms and are required to file financial disclosure. Members are provided a monthly stipend of \$75.00 per month and are reimbursed for mileage at rates set by the Federal General Services Administration.

If you are interested in serving on this Board, please e-mail your resume to [srobertson@nassaucountyfl.com](mailto:srobertson@nassaucountyfl.com). Resumes will be kept on file for a period of two years from the date received. If a vacancy occurs, your resume will be submitted to the Board of County Commissioners for consideration. [Click here](#) to view current members or to search for vacancies.

For any questions concerning this Board, please contact the Department of Planning & Economic Opportunity at (904) 530-6300.