

Variance Request Application

Town of Alberton, MT

<p>This application is used to apply for a zoning variance. It is the applicant's burden to prove that because of special conditions unique to the property, the strict application of the zoning ordinance would result in unnecessary hardship; where it will not be contrary to the public interest; and where the spirit of the ordinance will be observed and substantial justice done.</p>	<p>Office Use Only Date: _____ Accepted by: _____ Fee: \$ _____ Cash/Check #: _____ Supporting docs rec'd date: _____</p>
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1. Owner(s) of Record:

Name: _____

Mailing Address: _____

City/State/Zip: _____ Phone: _____

2. Person(s) authorized to represent the owner(s), their role (e.g. developer, engineer) and to whom a copy of all correspondence is to be sent:

Name: _____

Mailing Address: _____

City/State/Zip: _____ Phone: _____

3. Property Description (Refer to Property Records)

Street Address: _____ Sec. No. _____ Township _____ Range _____

Subdivision Name: _____ Tract No. _____ Lot No. _____ Block No. _____

Lot Size: _____ Acres/Square Feet (circle) Zoning District: _____

4. Proposed Land Use: _____

5. Current Land Use: _____

6. What Standard Are You Requesting a Variance From? _____

7. Attachments

- Site plan (one or more sheets) including the following: scale, site boundaries, setbacks, all easements, structures, utilities, road specifications, parking, surface waters, landscaping, fences, signage, and any other information that is pertinent to and will aid in evaluating a variance request.

- A current map and list of all landowners within 150 feet of the property.
- A narrative describing the proposed land use and unique property conditions that make the variance necessary. The narrative should address the following questions:
 - i. Are there special conditions and circumstances that are peculiar to the land, structure or building involved, and which are not applicable to other lands, structures or buildings in the same district, which would result in unnecessary hardship if the ordinance is strictly applied?
 - ii. Do the special conditions and circumstances on the property result from the actions of the applicant?
 - iii. Would granting the variance be in harmony with the general purpose and intent of the zoning ordinance? (see Section 13.0103.)
 - iv. What impact will granting the variance have on the surrounding neighborhood and public welfare?
 - v. Would the literal interpretation of the zoning ordinance deprive the applicant of rights commonly enjoyed by other properties in the same district?
 - vi. Would granting the variance confer any special privilege on the applicant that is denied under the zoning ordinance to other lands, structures, or buildings in the same district?

Please note that the nonconforming use of neighboring lands, structures or buildings in the district, or the nonconforming uses of lands, structures or buildings in other districts, are not grounds for issuance of a variance.

I hereby certify under penalty of perjury and the laws of the State of Montana that the information submitted herein, on all other forms, documents, plans or any other information submitted as a part of this application to be true, complete, and accurate to the best of my knowledge. Should any information or representation submitted in connection with this application be incorrect or untrue, I understand any approval based thereon may be rescinded and other appropriate action taken. The signing of this application signifies approval for representatives of the Town of Alberton to be present on the property for routine monitoring and inspection during the approval and development process.

Applicant Signature

Date