

Town of Albion Variance Application Form

Contact AB Secretary Ben Newell

Name of Applicant: _____

Mailing Address: _____

Property Location: _____ Map # _____ Lot # _____

Telephone: _____

Property Ownership: _____

(Indicate title or interest in the Property),

Indicate if the property is subject to the following Ordinances or Regulations:

Shoreland Zoning: _____ Flood plain Management Ordinance: _____

Local Ordinance: _____ Subdivision Ordinance: _____

Site Review Ordinance: _____ Other Ordinance/Regulation: _____

(Indicate type of Ordinance or Regulation)

Please Note:

The applicant should review the Hardship Criteria for Variance Appeals contained in the Ordinance and provide a complete list of reasons for the variance on this application form. If more space is needed, use a separate sheet of paper. The Board of Appeals will base its decision to grant a variance upon the Hardship Criteria All four (4) of the Hardship Criteria must be met in order to qualify for a variance.

Nature of the Variance:

Provide a brief description of the variance _____

Attachments:

The Following materials must be provided with this application:

1. Sketch plan of the property showing dimensions and shape of the lot, the size and location of existing and proposed structures, and any natural or topographic peculiarities of the lot.
2. Copy of the Town Tax Map showing the applicant's lot and other lots within 500 feet of the site. Your Map & Lot numbers can be found on your Tax Bill.
3. A copy of the permit application filed with the CEO and/or Planning Board if applicable.
4. Filing fee of \$100.00(non-refundable). Make check payable to Town of Albion

Justification of Variance:

In order for a variance to be granted, the applicant must demonstrate to the Board of Appeals that the strict application of the terms of the Ordinance would cause undue hardship. There are four (4) criteria, which must be met before the Board of Appeals can find that a hardship exists. Please explain how your situation meets each of these criteria listed below. A variance cannot succeed if it adds to the non-conformity of the lot or land in question. The granting of a variance should be the exception rather than the rule according to the courts.

(Attach additional pages as necessary)

- 1. The land in question cannot yield a reasonable return unless the variance is granted.

- 2. The need for the variance is due to the unique circumstances of the property and not to the general conditions in the neighborhood.

- 3. The granting of the variance will not alter the essential character of the locality.

- 4. The hardship is not the result of action taken by the appellant or a prior owner.

I certify that the information contained in this application and its supplement is true and correct.

Date: _____

Applicant