

TOWN OF CHAMPLAIN
USE VARIANCE APPLICATION TO THE ZONING PLANNING BOARD

GENERAL INFORMATION

Name _____ Date _____
Address _____ Telephone _____
_____ Address where
Parcel ID No. _____ variance requested _____
Zoning Classification _____

PREVIOUS APPLICATION

A previous application [] has [] has not been filed with respect to this property. If an application has been previously made, please indicate.

Previous Application No. _____ Date _____

Please furnish names of adjoining landowners: _____

VARIANCE INFORMATION

Describe the proposed project: _____

Describe the existing use of the property: _____

Please answer the following questions and attach the requested materials.

1) Explain how a reasonable return cannot be made by using the property for the permitted uses within the Zoning District (please provide some financial evidence):

2) Explain how the alleged hardship relating to the property in question is unique and does not apply to a substantial portion of the other properties in the same zoning district:

3) Will this project alter the essential character of the neighborhood? (please give reasons or evidence in support of your answer):

4) Is the alleged hardship self-created? (Is the hardship claimed by the applicant caused by an action taken previously by the applicant, or did the applicant intentionally acquire the property for which the variance is requested for the proposed use?):

5) Attach a copy of the real property tax map showing the location of the property and neighboring properties. Indicate on the map the names of all adjoining property owners.

6) Attach a copy of a plot plan, **drawn to scale**, showing the dimensions of the lot and exact location of proposed and existing buildings, structures, driveways, wells, and septic system. Include all front, rear, and side setbacks and any other information that is pertinent to the variance.

SIGNATURE

Signature of Landowner

Date

Signature of Applicant (if different than Landowner)

Date

617.20
Appendix B
Short Environmental Assessment Form

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information			
Name of Action or Project:			
Project Location (describe, and attach a location map):			
Brief Description of Proposed Action:			
Name of Applicant or Sponsor:		Telephone:	
		E-Mail:	
Address:			
City/PO:		State:	Zip Code:
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?			NO
If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			YES
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval:			NO
			YES
3.a. Total acreage of the site of the proposed action?		_____ acres	
b. Total acreage to be physically disturbed?		_____ acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		_____ acres	
4. Check all land uses that occur on, adjoining and near the proposed action.			
☐ Urban ☐ Rural (non-agriculture) ☐ Industrial ☐ Commercial ☐ Residential (suburban) ☐ Forest ☐ Agriculture ☐ Aquatic ☐ Other (specify): _____ ☐ Parkland			

5. Is the proposed action,		NO	YES	N/A
a. A permitted use under the zoning regulations?				
b. Consistent with the adopted comprehensive plan?				
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?		NO	YES	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify:		NO	YES	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?		NO	YES	
b. Are public transportation service(s) available at or near the site of the proposed action?				
c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?				
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies:		NO	YES	
10. Will the proposed action connect to an existing public/private water supply? [If Yes, does the existing system have capacity to provide service? O NO O YES] If No, describe method for providing potable water:		NO	YES	
11. Will the proposed action connect to existing wastewater utilities? [If Yes, does the existing system have capacity to provide service? O NO O YES] If No, describe method for providing wastewater treatment:		NO	YES	
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?		NO	YES	
b. Is the proposed action located in an archeological sensitive area?				
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?		NO	YES	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres:				
14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: O Shoreline O Forest O Agricultural/grasslands O Early mid-successional O Wetland O Urban O Suburban				
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?		NO	YES	
16. Is the project site located in the 100 year flood plain?		NO	YES	
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes,		NO	YES	
a. Will storm water discharges flow to adjacent properties? O NO O YES				
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: O NO O YES				

18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size:	NO	YES
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe:	NO	YES
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe:	NO	YES
I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor name:		Date:
Signature: _____		