Application I.D. Number:

VILLAGE OF HUDSON FALLS
Zoning Board of Appeals
220 Main Street
Hudson Falls, New York 12839 (518)747-5426

Use Variance Application

PART I - GENERAL INFORMATION (To be completed by Applicant)

1. Applicant NAME _____

ADDRESS _____

TELEPHONE No. _____

2. PROPERTY OWNER Name _____

ADDRESS _____

TELEPHONE No. _____

3. Applicant's Agent: _____

ADDRESS _____

TELEPHONE No. _____

4. Property Location: _____

5. Zone Classification _____ Tax Map No. _____

6. Amount of Land Affected: _____ acres

7. Date property was purchased: _____

HAS PROPERTY RECENTLY BEEN APPRAISED? _____
IF SO, APPRAISED VALUE: $_____

8. HAS PROPERTY RECENTLY BEEN LISTED FOR SALE? _____
IF SO, PLEASE PROVIDE DATE(S) OF LISTING, LISTING AGENT(S) AND LIST PRICE: ⇒

List date(s)	Listing Agent(s)	List price

9. What is present use of Property? _____

10. What is present land use in vicinity of subject property?
_ Residential _ Industrial _ Commercial _ Agriculture _ Park/Forest/Open space _ Other

Describe: _____

11. Describe Proposed Use of Property: _____

PLEASE ANSWER THE FOLLOWING QUESTIONS (ATTACH ADDITIONAL SHEETS, IF NECESSARY)

12. Can the property realize a reasonable return for each and every permitted use under the zoning law?
Explain: _____

_____ If answer is no, provide proof by competent financial evidence.

13. Is the alleged hardship relating to the property unique and does the alleged hardship apply to a substantial portion of the district or neighborhood? Explain: _____

. WILL THE REQUESTED USE VARIANCE ALTER THE ESSENTIAL CHARACTER OF THE NEIGHBORHOOD? EXPLAIN: _____

15. HAS THE ALLEGED HARDSHIP BEEN SELF-CREATED? EXPLAIN: _____

ADDITIONAL REQUIREMENTS

A. PROVIDE A PLOT PLAN OF THE SUBJECT PROPERTY INCLUDING ALL PROPOSED ADDITIONS OR MODIFICATIONS, IF ANY, DRAWN TO SCALES, OF 1" = 40' THE PLOT PLAN MUST INCLUDE THE LOCATION, DIMENSIONS AND SETBACK(S) (INCLUDING SETBACK FROM ALL PROPERTY LINES AND STREETS) OF ALL EXISTING AND PROPOSED STRUCTURES, INCLUDING FENCES AND POOLS, AND ALL DRIVEWAYS, PARKING AREAS AND AREAS OF INGRESS AND EGRESS.

B. COMPLETE THE ATTACHED SEQR ENVIRONMENTAL ASSESSMENT FORM. THE ZONING BOARD OF APPEALS RESERVES THE RIGHT IN EACH INSTANCE TO REQUIRE THE APPLICANT TO COMPLETE A LONG OR FULL ENVIRONMENTAL ASSESSMENT FORM.

C. FILE THE ORIGINAL AND EIGHT (8) COPIES OF THE VARIANCE APPLICATION SIGNED BY THE APPLICANT, AND, IF NECESSARY, BY THE APPLICANT'S AGENT, TOGETHER WITH ENVIRONMENTAL ASSESSMENT FORM AND ANY ADDITIONAL OR SUPPORTING DOCUMENTATION AND THE APPLICATION FEE WITH THE VILLAGE CLERK. FOR APPLICATION FILING DEADLINES, CONTACT THE VILLAGE CLERK.

*SITE LOCATION: IN THE SPACE PROVIDED BELOW, PLEASE PROVIDE A SKETCH OF THE LOCATION OF THE SUBJECT PROPERTY INCLUDING STREETS AND LANDMARKS.

I, _____, HEREBY CERTIFY THAT I AM THE APPLICANT IN THE WITHIN USE VARIANCE APPLICATION AND THAT I HAVE READ THE INFORMATION CONTAINED IN THIS APPLICATION AND IT IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE. I FURTHER AUTHORIZE _____ TO SERVE AS MY AGENT FOR THIS APPLICATION AND TO REPRESENT MY INTEREST BEFORE THE ZONING BOARD OF APPEALS.

DATE: _____ APPLICANT'S SIGNATURE: _____

DATE: _____ AGENT'S SIGNATURE: _____

YOUR APPLICATION MAY BE SUBJECT TO REVIEW BY THE WASHINGTON COUNTY PLANNING BOARD. A COPY OF THIS APPLICATION IS BEING SENT TO WASHINGTON COUNTY. THE WASHINGTON COUNTY PLANNING BOARD MEETS ON THE SECOND MONDAY OF EACH MONTH AT 7:00 P.M. QUESTIONS SHOULD BE DIRECTED TO THE OFFICE OF WASHINGTON COUNTY DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT AT 746-2290.