

Zoning Department
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TOWN OF LANDGROVE, VERMONT
Conditional Use Approval Application Form
\$ See Fee Schedule
Applicant responsible for legal notice fees

Town Offices
88 Landgrove Road
Landgrove, VT 05148
Hours: Thurs 9am-1pm

CONDITIONAL USE

(For Use by ZBA Only)

Fee paid: \$ _____ Application #: _____

Property ID # _____

Date *completed* application received by ZBA: _____

Date of public hearing(s) WARNED: _____

HELD: _____

Application: APPROVED

DENIED on _____ (date)

Notice of Decision Mailed: _____ (date)

Referred to: (check all applicable and note date)

Type of Application: (check all applicable)

- | | | |
|---|---|--|
| <input type="checkbox"/> ZBA for Variance _____ | <input type="checkbox"/> Residential | <input type="checkbox"/> Non-Residential |
| <input type="checkbox"/> State Agency for Review _____ | <input type="checkbox"/> Change in use | <input type="checkbox"/> PRD/PUD |
| <input type="checkbox"/> PC for Right-of-Way Approval _____ | <input type="checkbox"/> New construction | <input type="checkbox"/> Addition |
| <input type="checkbox"/> PC for Site Plan Approval _____ | <input type="checkbox"/> Installation of above-ground power/utility lines | |
| | <input type="checkbox"/> Construction of tower/satellite dish/windmill | |
| | <input type="checkbox"/> Removal of trees/vegetation | |
| | <input type="checkbox"/> Subdivision of farm/open land | |

Instructions to Applicants: All conditionally permitted uses identified in the Landgrove Zoning Bylaws require approval of the Zoning Board Adjustment (ZBA) before a Zoning Permit can be issued (the Bylaws outline conditionally permitted uses by zoning district: CARE District **241.1**, Village District **242.1**, Commercial District **243.1**, and Rural Residential District **244.1**). Application may be submitted to the Zoning Administrator for review and processing.

A public hearing will be held within 60 days of receipt of your COMPLETE application. During the hearing and review process, your project will be evaluated based on standards contained in Section **148.1** and Section **320** of the Landgrove Zoning Bylaws. Special conditions may be placed on your project to minimize its impact on the surrounding area (see Section **148.2**). Decisions by the ZBA shall be rendered within 60 days after completing the public hearing. Please refer to the Landgrove Zoning Bylaws for detailed information regarding the permitting of conditional uses (see Section **148**).

Please submit an original plus two (2) copies of this application form and all required attachments to: Town of Landgrove Zoning Administrator, 88 Landgrove Road, Landgrove, Vermont, 05148.

ALL ITEMS MUST BE COMPLETED & FEES PAID OR APPLICATION WILL BE RETURNED

(if questions are not applicable to your project, please indicate so)

1. Name of Applicant _____ Phone # _____

Mailing Address _____

2. Name of Landowner (if different) _____ Phone # _____

Mailing Address _____

3. Location of Property _____

Deed Recorded in Book # _____ Page _____ Of Landgrove Land Records

4. Size of property which is proposed for conditional use (# acres): _____

This property has frontage on: Public Road (incl.# ft.) ____ (or) Private Right-of-Way (incl. # ft.) ____

5. Date property acquired _____ Lot Zoned as _____

6. Type of Water System _____ Type Septic System _____

7. Do you own any land/ property that abuts this property? Yes No

If YES, please identify: # Acres _____ # Feet frontage _____ Date acquired _____

Current use of abutting property _____

8. EXISTING USE OF PROPERTY: Describe the EXISTING USE of the property (use of structures and/or land). _____

9. PROPOSED USE OF PROPERTY: Describe the PROPOSED USE of the property for which you are seeking Conditional Use Approval (use of structures and/or land). _____

(Complete the following based on the PROPOSED USE of the property as applicable)

For residential uses.....} # dwelling units _____ # bedrooms _____

For non- residential uses.....} # employees _____ days of operation _____
patrons /day _____ hours of operation _____
vehicles/day (1- way trips) _____
identify types of vehicles _____

10. PROPOSED WORK: Describe all construction activity and site work associated with this project. These, along with change of use, will be the warned items for which the ZBA will hold a hearing and approve or disapprove a permit. (For example: Build 2000 square foot home for residential and home business use; remove vegetation; install utility lines and new driveway, etc.)

Work will commence on _____ (date) & be completed by _____ (date)

11. LAND SUBDIVISION: If this application involves the subdivision of land into two (2) or more parcels, please complete the following:

Number of lots in proposed subdivision (including the original property): _____

Size of each lot (# acres) & frontage of each lot (# ft.) after division (e.g., 10 acres/500 ft.):

12. DIMENSIONS OF STRUCTURES: If this application involves the construction, reconstruction, or enlargement of any structure on the property, please include a floor plan indicating changes and/ or new construction and complete the following:

	<u>Existing</u>	<u>Proposed *</u>
Dimensions of Structure:		
	Front _____ ft.	Front _____ ft.
	Side _____ ft.	Side _____ ft.
	Rear _____ ft.	Rear _____ ft.
	Height _____ ft.	Height _____ ft.
	# Stories _____ ft.	# Stories _____ ft.
	Total Square feet _____	Total Square feet _____

Shortest Distance from Structure To:	Road Center _____ ft.	Road Center _____ ft.
	Rear lot line _____ ft.	Rear lot line _____ ft.
	Side lot line _____ ft.	Side lot line _____ ft.
	Side lot line _____ ft.	Side lot line _____ ft.

[* SPECIAL NOTE: If any proposed structure does not meet existing set back requirements as identified in the Landgrove Zoning Bylaws, a VARIANCE from the Zoning Board of Adjustment is required (the Bylaws outline required setbacks by zoning district: CARE District **241.2**, Village District **242.2**, Commercial District **243.2**, and Rural Residential District **244.2**). Please contact the Zoning Administrator for necessary forms and procedures.]

13. SITE PLANS. A site plan must accompany this Conditional Use Approval Application, showing property boundaries, watercourses, abutting properties and structures thereon, etc.

14. OTHER APPROVALS. Submit copies of the following approvals with this application, as applicable:

State Subdivision Permit # _____ Dated _____
 Highway Access Permit # _____ Dated _____
 Other State Permits _____ Dated _____

15. ADJOINING/ SURROUNDING PROPERTY OWNERS. (Please list complete addresses and use additional sheets if needed.)

Name: _____ Mailing Address _____
 Name: _____ Mailing Address _____
 Name: _____ Mailing Address _____
 Name: _____ Mailing Address _____

I (WE) HEREBY CERTIFY THAT ALL STATEMENTS HEREIN CONTAINED ARE TO THE BEST OF MY (OUR) KNOWLEDGE, TRUE AND CORRECT.

Signature of Applicant: _____ Date _____

Signature of Landowner _____ Date _____
 (if different than Applicant)

(For Use by ZBA Only)

DECISION: APPLICATION FOR CONDITIONAL USE APPROVAL AS REQUESTED IN THIS APPLICATION FORM IS HEREBY:

- APPROVED (See attached Findings of Fact for conditions to approval)
- DENIED (See attached Findings of Fact for reasons for denial)

Signature of Secretary/Chair of the ZBA: _____ Date _____