

# FRANKLIN PARK BOROUGH

## *Application to the Zoning Hearing Board*

APP# \_\_\_\_\_

FEE \_\_\_\_\_

Name of applicant \_\_\_\_\_

Address \_\_\_\_\_

Phone Number \_\_\_\_\_

### **Description of property involved in this appeal is as follows:**

Location: \_\_\_\_\_

Lot size: \_\_\_\_\_ Present use: \_\_\_\_\_ Zoning District: \_\_\_\_\_

Present improvements upon the land: \_\_\_\_\_

Proposed use: \_\_\_\_\_

What is the applicant's interest in the premises affected? \_\_\_\_\_

### **Provision(s) of Zoning Ordinance appealed:**

No./Article	Section	Subsection
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____

### **Type of appeal:**

- A.** Variance from the provisions of the Zoning Ordinance.
- B.** Appeal from any order, requirement, decision, or determination made by Zoning Officer.
- C.** Challenge to the validity of the Zoning Ordinance.
- D.** Appeal from the Borough Engineer or Zoning Officer's determination with reference to any floodplain or flood hazard conditions.
- E.** Others as specified in section 909.1 of the PA MPC (Act 247, as amended) and Section 212-168 of the Franklin Park Borough Zoning Ordinance.

A previous appeal:  **has**  **has not** been made.

**This box is to be completed if you have checked item "A" in the previous block.**

Under Section 910.2 of the PA Municipalities Planning Code and Section 212-169 of the Franklin Park Borough Zoning Ordinance, a Variance may be granted if the Board has made all of the following findings (A through E) where relevant in a given case:

**A. Unnecessary hardship due to unique physical circumstances.**

212-169(1) That there are unique physical circumstances or conditions, including irregularity, narrowness, or shallowness of LOT size or shape, or exceptional topographical or other physical conditions peculiar to the particular property and that the unnecessary hardship is due to such conditions and not the circumstances or conditions generally created by the provision of this Chapter in the neighborhood or district in which the property is located.

**B. Unique physical circumstances hinder property development.**

212-169(2) That because of such physical circumstances or conditions, there is no possibility that the property can be developed in strict conformity with the provisions of the Chapter and that the authorization of a variance is therefore necessary to enable the reasonable USE of property.

**C. Unnecessary hardship not created by appellant.**

212-169(3) That such unnecessary hardship has not been created by the appellant.

**D. Character of the neighborhood will not change.**

212-169(4) That a variance, if authorized, will not alter the essential character of the neighborhood or district in which the property is located, nor substantially or permanently impair the appropriate USE or DEVELOPMENT of adjacent property, nor be detrimental to the public welfare.

**E. Appeal represents the least modification possible.**

212-169(5) That the VARIANCE, if authorized, will represent the minimum VARIANCE that will afford relief and will represent the least modification possible of the regulation in issue.

Applicant **MUST** provide **NAMES** and **ADDRESSES** of property owners within 200 feet of affected property.

- Check here that names & addresses list is attached.

Applicant **MUST** provide and attach a narrative to this application including information on grounds for appeal and response both with respect to law and fact for granting the appeal or variance. If hardship is claimed, state the specific hardship.

- Check here that narrative is attached.

I certify that the information contained herein is true and correct.

\_\_\_\_\_  
Printed Name

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

The following must be submitted to be considered a **COMPLETE** application:

1. Completed Zoning Hearing Board application.
2. Twenty (20) copies of the site plan/or survey and other relevant information & a copy or materials for any property owners within 200 ft.
3. Narrative.
4. Fee.
5. Names & addresses of property owners within 200 ft.