

USE VARIANCE APPLICATION
TOWN OF MANCHESTER - ZONING BOARD OF APPEALS

*** OFFICE USE ONLY ***		
Application # _____	Date _____	Fee _____

The undersigned, being the Applicant(s), hereby petitions the Zoning Board of Appeals of the Town of Manchester, Ontario County, New York, for a Use Variance according to the provisions of the Ordinance, Local Laws, Rules and Regulations constituting the Zoning and Planning Ordinances and Regulations of the Town of Manchester.

House No. _____ on the N E S W side of _____ Street
Zone District _____ Tax Map # _____

Description of Proposed Request: _____

*** OFFICE USE ONLY ***	
Building Permit application denied by Zoning Officer because: _____	

Date _____	Zoning Officer _____

ATTACHED TO THIS APPLICATION IS THE FOLLOWING DOCUMENTATION

Site Plan Construction Plans Other _____

Please Provide Seven (7) Copies of All Documentation

Applicant _____
Address _____
City _____ Daytime Telephone _____
Interest in Property: _____
Property Owner, if other than Applicant: _____
Address: _____
Owner's Signature: _____

To enable the Zoning Board of Appeals to grant a use variance, the applicant must present substantial evidence convincing the Board that the following statements are true. Please provide supporting evidence for each point. Attach additional sheets if necessary.

1.) Show in "Dollars and Cents" that the land in question, if used for any permitted use, will not yield a reasonable return.

To further explain question #1 above, you must provide the approximate information to the following statements:

- 1. The amount paid by the applicant for the entire parcel in issue. _____
- 2. The present value of the parcel or any part thereof. _____
- 3. The expense attributable to maintenance. _____
- 4. The amount of taxes on the land in issue. _____
- 5. The amount of mortgages and other encumbrances. _____
- 6. Income from the land in issue. _____
- 7. Other factors relevant to the particular circumstance of the case. _____

2.) Show that the hardship is unique and is not shared by all properties in the neighborhood.

3.) Show that the granting of the variance will not alter the essential character of the area.

4.) Show that the hardship is not self-created.

Applicant(s) Signature: _____ Date: _____