

APPLICATION OR APEAL#: _____

APPLICATION TO NEW FAIRFIELD ZONING BOARD OF APPEALS

Please check appropriate box(es) _____ Variance _____ Appeal of Cease & Desist

1) Applicant: _____
Mailing Address: _____
Phone#: _____
Email: _____

2) Premises located at: _____ on the (N S E W) side of the street
at approx. _____ feet (N S E W) from _____ (nearest intersecting road).

3) Property Owner Name: _____

Interest in Property: OWNER _____ CONTRACT PURCHASER _____ LEASEE _____ AGENT _____

4) Tax Assessor Map No.: _____ Block No.: _____ Lot No.: _____

5) Zone in which property is located: _____ Area of Lot: _____

6) Dimensions of Lot: Frontage: _____ Average Depth: _____

7) Do you have any Right of Ways or Easements on the property? _____

8) Is the property within 500 feet of Danbury, Sherman or New York State? _____

9) Have any previous applications been filed with ZBA on this property? _____

If so, give dates and application numbers: _____

10) Proposal for which variance is requested: _____

Hardship: _____

11) Date of Zoning Commission Denial: _____

12) Variance(s) Requested: () USE () DIMENSIONAL

Zoning Regulations (sections): See attached Non-Compliance Letter

Setbacks Requested: Front to: _____ Rear to: _____

Side to: _____ Side to: _____

13) Use to be made of property if variance is granted: _____

14) If this Application relates to a Cease and Desist Order then this application must be made within 30 Days
of the issue date of that Cease and Desist Order. CEASE & DESIST ORDER DATE: _____

SIGNATURE OF OWNER OR AGENT: _____ DATE: _____

INSTRUCTIONS FOR FILING A ZBA APPLICATION

A completed ZBA application consists of the following:

1. A completed application form.
2. For a variance attach the verification of Non Compliance form from the Zoning Enforcement Officer.
3. When appealing a Cease & Desist Order attach a copy of the Order.
4. A plot plan showing the location of all existing and proposed buildings, with sizes drawn to scale. If setbacks are involved, an A-2 survey showing exact setback distances from the property lines to the nearest point of any proposed construction may be required. Check with the Zoning Enforcement Officer.
5. When construction is involved, exterior drawings to scale showing complete elevations.
6. For new building construction, a letter from the Town Sanitarian stating if the Septic System is in the only possible location **AND** if the type of Septic System used is the only type of Septic System possible.
7. The application fee of \$230.00 must be submitted with the application.
Checks are made payable to the Town of New Fairfield.

OTHER INFORMATION

1. All applicants are ***strongly encouraged*** to visit the ZBA website at **www.newfairfield.org** for additional information processes and procedures. Click on the disclaimer, then on Boards and Commissions, then on ZBA.
2. Obtaining a variance or having a cease & desist overturned does not waive the requirement for other permits. You should check with the Health Department, Zoning Enforcement Officer, and Building Inspector to determine what other actions may be required.
3. In some cases, the Zoning Enforcement Officer requires a survey after construction.

Please check with the ZEO's office for additional information.