



CASE # \_\_\_\_\_

DATE \_\_\_\_\_

## PETITION TO APPEAR BEFORE THE ZONING HEARING BOARD

**Appellant/Petitioner:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone:** \_\_\_\_\_ **Cellular:** \_\_\_\_\_ **Other:** \_\_\_\_\_

**Property Owner:** \_\_\_\_\_

**Address:** \_\_\_\_\_

**Phone:** \_\_\_\_\_ **Cellular:** \_\_\_\_\_ **Other:** \_\_\_\_\_

**Location of Property:** \_\_\_\_\_

### Type of Appeal Requested:

Appeal from any order, requirement decision, or determination made by the Zoning Officer.

Variance from the provisions of the Zoning Ordinance.

To authorize use by special exception.

Challenge to the validity of the Zoning Ordinance.

Other

### A Previous Appeal:

Has been made.

Has NOT been made.

Provision(s) of Zoning Ordinance appealed:

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

Please use separate sheet to describe in detail your reason for request. Please include all of the following:

- Zoning Ordinance sections and sub-sections that apply
- Denial Letters or Correspondence concerning this request
- If you are filing this request on behalf of the property owner, please include a letter authorizing representation.
- A non-refundable check for **\$750.00** (If costs exceed this amount, they will be billed to the applicant.)

**Additionally, the Pennsylvania Municipalities Planning Code allows a Zoning Hearing Board to potentially grant a variance (relief to a regulation) provided that all of the following finds are made where relevant in a given case:**

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 provisions of the Zoning Ordinance in the neighborhood or district in which the property is located.
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 Zoning Ordinance and that the authorization of a variance is therefore necessary to enable the reasonable use of the property.
3. That such unnecessary hardship has not been created by the appellant.
4. That the 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.
5. That the variance, if authorized, will represent the minimum variance that will afford relief and will represent the least modification possible of the regulations in issue.

**In granting any variance, the Board may attach such reasonable conditions and safeguards as it may deem necessary to implement the purposes of this act and the Zoning Ordinance.**

By signing below, I hereby certify the above and attached information to be correct, accurate and that I have read and understand the above criteria. Furthermore, I waive my right to have a stenographic record of the hearing proceedings. I also agree to payment of a fee of \$3.00 per page of hearing transcript, upon appeal of any decision in conjunction with this case and will pay the required minimum deposit fee.

\_\_\_\_\_  
Signature of Appellant/Petitioner

\_\_\_\_\_  
Date

*Office Use Only*

*Date Received:* \_\_\_\_\_ *Received by:* \_\_\_\_\_ *Hearing Date:* \_\_\_\_\_

*Fees Received:* \$750.00 *Check #:* \_\_\_\_\_

*Decision/Outcome:* \_\_\_\_\_

\_\_\_\_\_  
*Date decision mailed to Appellant/Petitioner:* \_\_\_\_\_ *By:* \_\_\_\_\_