

**APPLICATION FOR VARIANCE
UNDER THE TERMS OF SECTION 902-9*
ZONING BOARD OF APPEALS
CITY OF SACO, MAINE**

NAME OF APPELLANT _____

MAILING ADDRESS _____

CITY/TOWN _____ **STATE** _____ **ZIPCODE** _____

NAME OF OWNER _____

PROPERTY LOCATION _____

ASSESSOR'S MAP# _____ **LOT#** _____ **ZONING DISTRICT** _____

The undersigned requests that the Board of Appeals consider the following:

Please explain in more detail the facts surrounding this appeal (please attach a separate piece of paper). You should be as specific as possible so that the Board of Appeals can give full consideration to your case.

VARIANCE

Nature of Variance: Describe generally the nature of the variance requested. _____

Justification of Variance: In order for a variance to be granted, the appellant must demonstrate to the Board of Appeals that the strict application of the terms of the zoning ordinance would cause undue hardship. There are different criteria, which must be met before the Board of Appeals can find that a hardship exists. Please explain how your situation meets each of these criteria listed below.

- A. The need for the variance is due to the unique circumstances of the property and not to the general conditions of the neighborhood: _____

B. The granting of a variance will not alter the essential character of the locality:

C. The hardship is not the result of action taken by the applicant or a prior owner:

D. The granting of the variance will not substantially reduce or impair the use of abutting property:

E. The granting of a variance is based upon demonstrated need, not convenience, and no other feasible alternative is available:

I certify that the information contained in this application and its supplement is true and correct.

DATE: _____

APPELLANT: _____

NOTE TO APPELLANT: In addition 10 copies of a sketch plan of the property must accompany this application showing the dimensions and shape of the lot, the size and locations of existing buildings, the locations and dimensions of proposed buildings or alterations, the dimensions of proposed buildings or alterations, the dimensions of all setbacks (front, side and rear), and any natural or topographic peculiarities of the lot in question. Include all relevant documents and evidence you feel would help the board understand the issues. A copy of the appellant's right, title or interest in the property concerned must also be attached.

This form should be returned to the Inspection Office. You will be notified of the date of the hearing on your appeal. Appropriate fees must be paid before the hearing is held.

This application may only be used for setback variances for single-family detached dwellings meeting the following criteria:

- The single-family dwelling must be the primary year-round residence of the petitioner.
- Variances in the front, side or rear yard setback requirements as outlined in Table 412-1, lines D and E do not exceed 20% of the setback requirement.
- Variances granted under Section 902-9 shall not cause the area of the dwelling to exceed the maximum lot coverage permitted in the district as outlined in Table 412-1, Line H.
- Variances granted under Section 902-9 shall be the minimum variance needed.
- Variances granted under Section 902-9 shall not cause the house which received the variance to be within 15 feet of an occupied building on the adjacent lot.