



TOWN OF HIGHLAND BEACH BOARD OF ADJUSTMENT & APPEALS VARIANCE PETITION

Petition # _____

Fees Paid/Receipt No. # _____

Date Set for Public Hearing: _____

Note: Ordinance No. 442 Fees: Variance and/or Appeal to Board of Adjustment & Appeals are \$500.00.

PROPERTY OWNER INFORMATION		
Name:	Phone:	Fax:
Mailing Address:		
Email Address:		

AUTHORIZED AGENT		
Name:	Phone:	Fax:
Mailing Address:		
Email Address:		

The owner/authorized agent requests that a determination be made by the Board of Adjustment & Appeals of the Town of Highland Beach for the following variance under section _____ of Chapter 30 of the Code of Ordinances of the Town of Highland Beach. The description of the subject property is as follows:

PROPERTY INFORMATION ASSOCIATED WITH THIS PETITION	
Address:	Subdivision:
PCN:	Lot Size:
Zoning District:	Present Use:

1. Present Structures (type):

2. The proposed use will be:

3. If this petition is granted, the effect will be to (brief description – i.e. to reduce side yard from 7’ to 2’):

4. For a variance to be favorably considered, the Board must find that the following four requirements have been met. After each paragraph, state fully your reasons justifying the granting of this variance.

(a) That special conditions and circumstances exist which are peculiar to the land, structure, or building

involved and which are not applicable to other lands, structures or buildings in the same district;

(b) That the special conditions and circumstances do not result from the actions of the applicant;

(c) That granting the variance requested will not confer on the applicant any special privilege that is denied by this ordinance to other lands, buildings or structures in the same district;

(d) That literal interpretation of the provisions of this ordinance would deprive the applicant of the rights commonly enjoyed by other properties in the same district under the terms of this ordinance and would work unnecessary and undue hardship on the applicant.

5. Has any previous application or appeal been files within the last year in connection with these premises?
(YES) ____ (NO) ____ If so, briefly state the nature of the application or appeal.

____ (Initial) The names and addresses of each property owner located within three hundred (300) feet of the affected property, excluding property owned by the applicant has been provided. (*Notification distances shall be measured on an arc from the corners of the property.*) (YES) ____ (NO) ____

____ (Initial) I, the petitioner, acknowledge that there will be additional expenses incurred for the certified mailing of the public notices and the cost to publish the legal advertisement, which is separate from the Board of Adjustment & Appeals application fee. (YES) ____ (NO) ____

_____ (Initial) I, the petitioner, has read the Town of Highland Beach Code of Ordinances, Section 30-40: Variances & Interpretations for code requirements. (YES) ____ (NO) ____

I give permission to the members of the Board of Adjustment & Appeals and staff to inspect the property for the purpose of this application. I declare that all statements made herein are true, based upon the best available information, and I understand that willful false statements and the like are misdemeanors of the second degree under Section 837.06, Florida Statutes. Such willful false statements may jeopardize the validity of my application or any decision issued thereon. I have fully read the information outlining the Board procedures and application requirements. With this application, I am submitting the necessary supporting materials listed.

Owner must supply authorized agent notarized letter attesting to same.

Property Owner's Signature: _____ Date: _____

Authorized Agent Signature: _____ Date: _____

Condo Assoc. Rep. Signature: _____ Date: _____

STATE OF _____

COUNTY OF _____

On this _____ day of _____ before me personally appeared _____ to me known to be the person who executed the foregoing instruments, and acknowledged that he executed the same as his free act and deed.

(SEAL)

Notary Public Signature

Received by the Town Clerk's Office:

Received By: _____ Date: _____

Date Public Notices Mailed: _____

Date Legal Advertisement Published: _____