



Village of North Freedom
Attn: Zoning Board of Appeals
105 N Maple St
PO Box 300
North Freedom, WI 53951

Phone: 608-522-4550

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clerk_treasurer@vonf.wi.gov

APPLICATION for APPEAL or VARIANCE

Notice: This Application must be completed in full. The Village of North Freedom cannot accept an incomplete application form or an application packet lacking all required information.

An Application for Appeal or Variance shall be filed with the Village Clerk within 30 days of the date of written notice of decision or order.

Contact Information:

Property Owner: _____

Address: _____

Phone: _____ Email: _____

Applicant / Agent (if different from Property Owner): _____

Company & Title (as applicable): _____

Address: _____

Phone: _____ Email: _____

Property Description:

Address: _____ Parcel ID: _____

Current Zoning: _____ Lot Size: _____ Lot Width: _____

(If additional parcels, please attach as separate sheet)

Current Use of Property: _____

Appeal / Variance Requested:

The Owner, being *aggrieved* by the decision of an officer, department, board, or commission of the Village was (check one):

- ___ Denied approval of a zoning change on: _____ (date)
- ___ Denied approval of a site plan permit on: _____ (date)
- ___ Denied approval of a sign permit on: _____ (date)
- ___ Denied approval of a pool or fence permit on: _____ (date)
- ___ Issued a notice of violation or compliance order on: _____ (date)

Makes this appeal for the following purpose (check one):

- ___ To seek a variance from the requirements of Section(s) _____ of Chapter 16: Zoning of the Village of North Freedom Code of Ordinances.
- ___ To determine whether the order, requirements, decision, or determination of an officer, department, board, or commission of the Village is in error.
- ___ To obtain an interpretation of Section(s) _____ of Chapter 16: Zoning of the Village of North Freedom Code of Ordinances.
- ___ To obtain an interpretation of the location of the boundaries of the _____ zoning district on Parcel _____ of the Village of North Freedom.

Variance:Granting of Variance:

As per Section 9.7 of Chapter 16: Zoning, the Board of Appeals shall grant no variance unless it finds that all the following facts and conditions exist:

- 1) *Exceptional Circumstances*. There must exceptional, extraordinary, or unusual circumstances or conditions applying to the lot or parcel, structure, use, or intended use that do not apply generally to other properties or uses in the same district and the granting of the variance would not be of so general or recurrent nature as to suggest that the Zoning Ordinance should be changed.
- 2) *Preservation of Property Rights*. That such variance is necessary for the preservation and enjoyment of substantial property rights possessed by other properties in the same district and same vicinity.
- 3) *Absence of Detriment*. That the variance will not create a substantial detriment to adjacent property and will not materially impair or be contrary to the purpose and spirit of this Ordinance or the public interest.

Exceptional Circumstances:

The Applicant / Agent shall explain how there must be exceptional, extraordinary, or unusual circumstances or conditions applying to the lot or parcel, structure, use, or intended use that do not apply generally to other properties or uses in the same district:

Preservation of Property Rights:

The Applicant / Agent shall describe that such variance is *necessary* for the preservation and enjoyment of substantial property rights possessed by other properties in the same district and same vicinity:

Absence of Detriment:

The Applicant / Agent shall describe that the variance will not create a substantial detriment to adjacent property and will not materially impair or be contrary to the purpose and spirit of this Ordinance or the public interest:

NOTE: Please provide 5 (five) paper copies and one digital copy (PDF or similar format) of the application packet.

Signature and Certification:

I certify the information presented on this Application and any drawings, plans, and other materials included therein are, to the best of my knowledge, complete and in accordance with the Zoning Ordinance.

Owner Signature: _____ Date: _____

Application Fee: The Application Fee for an Appeal or Variance is \$350.00. The application shall not be accepted until the Application Fee has been paid.