



P.O. Box 46
Kotzebue, Alaska 99752

City Hall
442-3401

Police Dept.
442-3351

Fire Dept.
442-3404

Public Works
442-3401

APPLICATION FOR ZONING VARIANCE
Kotzebue City Code Sections 17.40.010-130

Name of Applicant: _____

Applicant's Mailing Address: _____

Telephone Number: _____

Legal Description of Property for Which Variance is Sought:

Lot _____, Block _____ U.S. Survey _____

Other _____

This is a request for a Variance of Section _____ of the Zoning Code (Title 17)
of the City of Kotzebue.

This Variance is for: _____

A) The existing situation is: _____

B) The granting of this petition would permit: _____

Before a variance may be granted, the applicant must prove that each of the five conditions exist. Answer each of the conditions in detail using additional sheets if necessary.

1) Explain how there are unusual physical features of the subject property that do not apply generally to other properties in the vicinity. _____

_____ and how the strict interpretation of this chapter would deprive the applicant of rights commonly enjoyed under this chapter by other properties in the same district. _____

2) Explain why the conditions described above were not caused by actions of the applicant, and the variance is not sought for reasons of financial hardship or inconvenience: _____

3) Show that the variance would not be harmful to the public, health, safety or welfare: _____

*** Attach letters of non-objection from bordering property owners to show that the authorization of the variance will not be injurious to nearby property.

4) Explain how the issuance of this variance will not permit a use of land or structure in a district where that use is prohibited: _____

5) Show that the granting of the variance will be in harmony with objectives of the zoning ordinance and of the comprehensive plan: _____

Site Plan:

A site plan must accompany this application. The drawing must be legible and accurate. Please indicate the following:

1. Lot lines and dimensions
2. Distances from all structures to all lot lines
3. Existing and proposed structures with dimensions (including height)
4. Easements, streets, alleys, whether public or private, on or abutting the lot
5. Other information you feel has a bearing on this application.

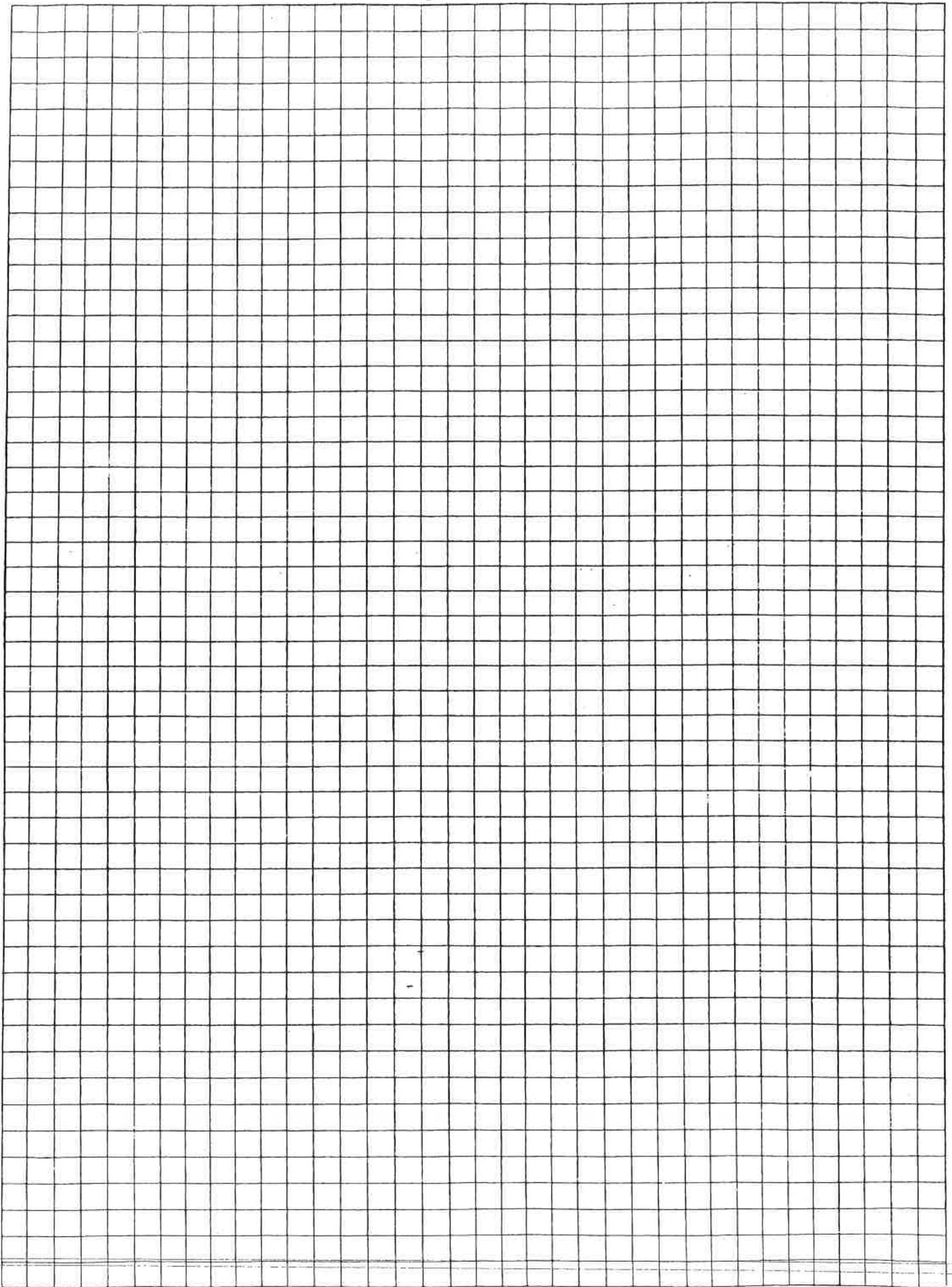
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY REPRESENTED IN THIS APPLICATION AND THAT THE INFORMATION INCLUDED HEREIN IS TRUE, CORRECT AND COMPLETE TO THE BEST OF MY KNOWLEDGE.

Dated this _____ day of _____, 199__.

Signature of Owner

Signature of Applicant (if other than owner)

SITE PLAN



FOR OFFICE USE ONLY
APPROVALS

Planning Director:

Has the application been filled out completely and correctly? _____

Has the State Fire Marshall plan review been completed? (Comm Bldg.) _____

Flood information

Has the property been identified as flood prone by HUD-BIA? (Yes or No) _____

Ground elevation of construction site after preparation: (above or below sea level) _____

Elevation of first finished floor: _____

Elevation of basement _____

Protective measures

1. Has plan review been completed? _____

2. Have all required set-backs been met? _____

3. Is there adequate parking available? _____

4. Does the property meet Flood Zone Elevation requirements? _____

5. Additional comments: _____

Signature: _____

Date: _____

Public Works Director:

1. Has the Plan review been completed? _____

2. Is water/sewer available in the area? _____

3. Has a water/sewer agreement been received? _____

4. Additional comments: _____

Signature: _____

Date: _____

Fire Chief:

1. Has the Plan Review been completed? _____

2. Is there adequate access to the property for emergency vehicles? _____

3. Has the State Fire Marshall plan review been completed? _____

4. Additional comments: _____

Signature: _____

Date: _____

City Manager's Comments: _____

Signature: _____

Date: _____