

CITY OF DAPHNE COMMUNITY DEVELOPMENT DEPARTMENT
 SCHEDULE OF SUBMITTAL DEADLINES
 (Regular Meeting held on the 1st Thursday of each month)

ARTICLE XXIV
 THE SCHEDULE OF FEES

34-1 SCHEDULE OF FEES. The schedule of fees assessed by the City of Daphne with regard to the administration of the Land use and Development Ordinance for the Board of Zoning Adjustment:

BOARD OF ZONING ADJUSTMENT

DESCRIPTION	FEE
Administrative Review	\$150.00
Special Exception	\$150.00
Variance	\$150.00
Advertisement fee	\$ 5.75 per letter

AN APPLICATION SHALL BY SUBMITTED TO THE COMMUNITY DEVELOPMENT DEPARTMENT BY THE 1ST DAY OF THE MONTH FOR PRESENTATION AT THE MEETING HELD ON THE FIRST THURSDAY OF THE FOLLOWING MONTH, PER (ARTICLE XXI OF THE DAPHNE LAND USE & DEVELOPMENT ORDINANCE).

...SUPPLEMENTAL SUBMITTAL INFORMATION...

Applications to be considered by the City of Daphne Community Development Department shall be accompanied by the appropriate documents as outlined on the supplemental list(s) below:

1. Survey of the subject property
2. Application
3. Adjacent property owner=s list
4. Check
5. Recorded warranty deed of the subject property
6. Letter of authorization (authorization of the agent/representative to act on the owner=s behalf)

**BOARD OF ZONING ADJUSTMENT
REQUEST FOR SPECIAL EXCEPTION**

Notice to Applicants

A **Special Exception**, sometimes referred to as a "special use," is a refining mechanism available to the Board of Zoning Adjustment.

The Land Use and Development Ordinance provides for the division of the City into zoning districts where there are specific uses which may be permitted if there are compatible with the character of the neighborhood. In addition to these permitted uses, there are other uses which may be necessary or desirable to allow in the zoning district, but because of their actual or potential impact on neighboring uses need to be carefully regulated with respect to their location. Such uses, because of their peculiar needs or the nature of the service offered, may be established in a zoning district in which they may not be reasonably allowed as a permitted use, but are generally specified in the District Requirements under "**Use Permitted by Special Exception.**@

Under the provisions of Section 11-52-80, Title 11, Code of Alabama, the Board of Zoning Adjustment is empowered "in appropriate cases and subject to appropriate conditions and safeguards, to make a **Special Exception** to the terms of the Ordinance in harmony with its general purposes and interest and in accordance with general or specific rules therein contained.@

No **Special Exception** may be granted which may adversely affect the surrounding properties or the character of the neighborhood. A **Special Exception** must be in harmony with the intent and purpose of the Land Use and Development Ordinance.

DATA ON APPLICANT AND/OR OWNER

Name of Applicant(s) _____

Address of Applicant (s) _____
(Street Address)

(City) (State) (Zip Code) (Phone Number)

Name of Owner(s) _____

A **Special Exception** is requested in conformity with the powers vested in the Board to permit the _____ on the property described below.
(Insert use of construction proposed)

DESCRIPTION, USE, AND ZONING OF PROPERTY

Location _____

Lot Size _____ X _____ ft. = _____ Sq. Ft.

Present Use _____
(Vacant, Residence, Grocery, Factory, Etc.)

Present Zoning _____

Site Plan: A site plan shall be attached to this application showing the location of the property; all property lines; set backs; location of all building (existing or proposed), and areas to be used for parking.

Restrictive Covenants: A copy of the restrictive covenants on this property as recorded on the plat filed in the county courthouse **SHALL BE** submitted with this application.

The applicant must secure the approval of the appropriate persons or entities, whose duty it is to regulate the land use restrictive covenants on this property. Such approval **SHALL BE** attached to this application.

Proposed Use Information:

In order for the Board of Zoning Adjustment to determine whether the proposed use will be in harmony with the Land Use and Development Ordinance and not detrimental to adjoining land uses, it is necessary to determine the precise nature and impact of the proposed use. The following questions should be answered as explicitly and precisely as possible. If a particular question is not applicable, please state so, and explain why in the space provided.

Proposed Use: _____

Is the proposed use explicitly identified as a "**Use Permitted by Special Exception**" in the Land Use and Development Ordinance? ___ Yes ___ No. If no, why do you believe this use should be considered a "**Use Permitted by Special Exception**"?@

Proposed hours of operation: _____ A.M. to _____ P.M.

Proposed days of operation:

Sunday	Monday	Tuesday	Wednesday	Thursday	Friday	Saturday
_____	_____	_____	_____	_____	_____	_____

Will the use involve the employment of individuals? ___ Yes ___ No

If yes, the minimum number of employees _____ maximum number of employees _____

Have provisions been considered for off-street parking? ___ Yes ___ No

If yes, number of square feet: _____

Number of off-street parking places: _____

Condition of pavement: _____ Paved _____ Unpaved

If no, number of square feet available for parking: _____

Describe all of the processes or operations to be undertaken with this use. Any processes involving the utilization of equipment or operations which would generate excessive noise, odors, air pollution, or traffic should be identified. Proposals to lessen the impact of any detrimental characteristics should be identified.

(I/we) hereby certify that all the above statements and the statements contained in any papers or plans submitted are true to the best of (my/our) knowledge and belief. I further certify that (I/we) am aware that in granting a Special Exception, the Board of Zoning Adjustment is authorized to require appropriate conditions and safeguards. Failure to comply with these conditions will result in the voiding of the Special Exception.

Signature of Applicant

Date

Signature of Owner

Date