

TOWN OF NEWTON
BOARD OF APPEALS/VARIANCE

*Any variation of the Town of Newton Zoning and Land Use Ordinances, such as setbacks, etc., will require a Variance with the Town Board of Appeals.

*At the time of application, you will be required to supply the following:

- A. Complete an application form and submit a fee of \$300.00
- B. Provide detailed plans describing your lot and project (location, dimensions, materials, limiting site locations.)
- C. Provide a written statement of verifiable facts showing your project meets the legal criteria for a variance.
- D. Stake lot lines, the proposed building footprint, and other features of your property related to your request so the Board may inspect the site.

*After application is received with the fees due, the Zoning Administrator will publish your request in the Herald Times Reporter. Adjoining parcels owners will be notified to the date and time of the Public Hearing.

TO QUALIFY FOR A VARIANCE, YOUR PROPERTY MUST MEET THE FOLLOWING:

Unnecessary Hardship - Strict application of an Ordinance must result in an unnecessary hardship. Wisconsin Statutes describes hardship as being present where, in the absence of variance, no reasonable use can be made of the property.

Hardship Due to Unique Physical Limitations of the Property – Hardship must be due to physical limitations of the property. i.e., compliance with Ordinance requirements presented by limitations (steep slopes, wetlands, etc.) that are not shared by other properties.

No Harm to Public Interests – A Variance will not be granted which results in the harm to public interests. In applying this test, the Board must consider the impacts of your proposal on the neighboring properties and the Town as a whole.

TOWN OF NEWTON
VARIANCE APPLICATION

**BEFORE AN APPLICATION WILL BE ACCEPTED, A FEE OF \$300.00
(PAYABLE TO THE TOWN OF NEWTON) AND 6 COPIES OF THIS
APPLICATION AND DRAWINGS WILL BE SUBMITTED.**

DATE: _____

APPLICANTS NAME: _____

ADDRESS: _____

PHONE: _____

EMAIL ADDRESS: _____

CURRENT ZONING DISTRICT: _____

*Nature and disposition of any prior petition for variance or conditional use:

*Description of all nonconforming structures and uses on the property:

*Terms of Ordinance (requirement and section number): _____

Address the following variance criteria

*How does the variance create an unnecessary hardship? _____

*How does compliance with the Ordinances prevented by the unique features of this property? _____

*List the reason(s) why granting of the variance is not contrary to the public interest: _____

ATTACH CONSTRUCTION PLANS DETAILING THE FOLLOWING WHERE APPLICABLE:

- Property lines
- Vegetation removal
- Floodplain and Wetland Boundaries
- Dimensions and locations of existing and proposed structures
- Utilities, Roadways, and Easements
- Well and Sanitary System
- Location of filling or grading
- Erosion Control Measures
- Ordinary High-Water Mark

I certify that the information I have provided in this application is true and accurate:

Signed: _____ Date: _____
(applicant/agent/owner)

Please return to the Town of Newton Zoning Administrator. Contact at 920-323-7039 or mlslats74@gmail

Revised: 4/3/2022