

**BOROUGH OF OAKLAND
BERGEN COUNTY, NEW JERSEY**

Number _____ **Hearing Date** _____

Disposition _____ **Site Inspection** _____

Name

Address

Telephone

Applicant _____

Owner _____

Tenant/Leasee _____

Agent for Owner _____

Property Location _____ **Block** _____ **Lot** _____

**APPLICATION FOR APPEAL FROM ADMINISTRATIVE DECISION
OR VARIANCE FROM THE REQUIREMENTS OF THE ZONING
ORDINANCE**

Check nature of the application:

- ☐ Appeal interpretation of Building Inspector. (Type A)
- ☐ Bulk variance, requesting relief from dimensional zoning code requirement (Type C).
- ☐ Use variance from zoning code permitted uses. (Type D)

To the Board of Zoning Adjustment:

This appeal is from the decision rendered by the Building Inspector dated _____
20_____. The Board acts only on appeal from an Administrative decision.

Variation Requested

An appeal is hereby made for a variance from the terms of sections and paragraphs
numbered _____ of the Zoning ordinance so as to permit (in accordance with
the attached plans): _____

Reasons for variation

The law requires that certain conditions must be established before a variance can be granted.

Note: The Board of Adjustment is required to make a written finding of facts from the showing applicant makes that the three enumerated conditions exist and, in addition, must find that the granting of such variance will not be contrary to the objectives of the Zoning Plan.

(Explain in detail wherein your case conforms to the following three requirements. Not required for administrative appeals applications)

1. That the strict application of the provisions of the Zoning ordinance would result in practical difficulties or unnecessary hardships inconsistent with its general purpose and intent, or where the benefit outweighs the detriment.
2. That there are exceptional circumstances or conditions applicable to the property involved, its intended use or its development that do not generally apply to other property in the same zone and /or neighborhood.
3. That the granting of this variance will not be materially detrimental to the public welfare or injurious to the other property or improvements in that zone and / or neighborhood.

Description of proposed structure, property or use:

(If answers to any of the questions below is none or not applicable, indicate "N/A")

1. Block number _____ Lot number _____ Zoning district _____
2. Street Address _____
3. Located between _____ and _____
(give street names)
4. Has present or previous owner or applicant held title to or held any interest in
Adjoining property at any time? Yes _____ No _____ If yes, explain nature of
interest. _____
5. Lot length & width: _____ Interior of corner lot? _____
6. Number of Streets the lot has frontage on: _____ Lot square foot area _____
7. Building size: (length & width) _____
8. Height of building: (stories & feet) _____
9. Percentage of lot occupied by building:
Now: _____ % - With proposed addition _____ %
10. Setback from property lines:

	Front	Rear	Right side	Left side
a. Existing:	_____	_____	_____	_____
b. Proposed:	_____	_____	_____	_____
11. Has there been any previous appeal involving these premises?
Yes _____ No _____
12. Premises presently or last occupied as _____

13. Has premises been the subject of any Planning Board action?
Yes _____ No _____

If yes, attach a copy of Planning Board resolution to this application.
14. Date present owner became owner of property. _____

STATE OF NEW JERSEY }
COUNTY OF BERGEN } ss:

Sworn to and subscribed
Before me this _____ day
Of _____, 20____.

(Applicant to sign here)

STATE OF NEW JERSEY }
COUNTY OF BERGEN } ss:

Sworn to and subscribed
Before me this _____ day
Of _____ 20____.

(Owner to sign here)

(If anyone other than above owner is making this application, the following authorization must be executed.)

To the Board of Adjustment: _____ is hereby authorized to make the within application.
Dated: _____

(owner to sign here)