

CONDITIONAL USE PERMIT APPLICATION**PROPOSED USE:** _____**APPLICANT:** Name: _____

Mailing address: _____

City_____
State_____
Zip Code

Phone No.: Office _____ Home _____

Email Address: _____

Are you the _____ property owner? _____ owner's agent?

PROPERTY OWNER: _____ same as above, OR:

Name: _____

Mailing Address: _____

City_____
State_____
Zip Code

Phone No.: Office _____ Home _____

PROPERTY ADDRESS (if assigned): __________
City_____
State_____
Zip Code**TAX MAP NO.:** _____ Acres: _____ Zoning: _____

_____ Acres: _____ Zoning: _____

_____ Acres: _____ Zoning: _____

PRESENT USES: (farm pasture, forest, residential, etc.)Use: _____ Approx. Acres

Total acres (must agree with above):

WATER SUPPLY: _____Private well. Is the well installed? ____Yes ____No
 _____Community system. Name_____

METHOD OF SEWAGE DISPOSAL: _____Community Sewer. Name_____
 _____Not applicable.
 _____Septic System.

If Septic, does the subject property already have a system?____Yes ____No
 If no, is the property approved for a Septic System?____Yes ____No

ELECTRICITY SUPPLIER:

CONTIGUOUS PROPERTY: List all other properties you own which have boundary lines touching this property:

<u>Tax Account No.</u>	<u>Acres</u>	<u>Co-owners (if any)</u>
_____	_____	_____
_____	_____	_____

ACCESS CONSULTATION: The applicant has consulted with the local Rural Fire Protection District regarding emergency apparatus access.

Fire Official's Signature: _____ Date: _____

CERTIFICATION:

I hereby certify that all of the above statements, and all other documents submitted, are accurate and true to the best of my belief and knowledge.

Date:_____ Signature:_____

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Planning Department Use Only

Date Rec'd._____ Hearing Date:_____

Or: Administrative_____ Receipt No._____

Zoning:_____ Staff Member:_____

Previous Land Use Actions:_____

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CONDITIONAL USE PERMIT FACT SHEET

Please attach extra pages if necessary.

1. New Uses: What new uses will occur on the property if this Conditional Use Permit is approved? Describe your project.

2. Suitability: Why is the property suitable for this use (considering lot size, shape and location, access and roads, natural features and topography, existing improvements, etc.)?

3. Compatibility: How will the use be compatible with surrounding uses?

4. Impact: What impact will the proposed use have on existing public facilities, or on your neighbors' use of their land? Why?

5. Hazards: Does the proposed use create any hazardous conditions such as fire hazards, traffic hazards, slope stability hazards or use any poisonous materials? Please describe them.

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Submission: All of the following must be completed and submitted for a complete application:

1. The attached CONDITIONAL USE PERMIT APPLICATION.
2. Answers to the above questions.
3. An accurate site plan of your property including property lines and dimensions, all existing and proposed structures, septic tank and drainfield and well locations, prominent natural features (slopes, cliffs & streams, etc.), roads, easements, and forested areas.
4. Proof of legal usable access to your property (unless you can show an unobstructed frontage on a public or county road or on a state highway).
5. A vicinity map.
6. The application fee.
7. Please also address the criteria (on a separate sheet of paper) of Section 1503, Conditional Uses, from the Columbia County Zoning Ordinance. (See below.)

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+ Section 1503, Conditional Uses:

- .5 Granting a Permit: The Commission may grant a Conditional Use Permit after conducting a public hearing, provided the applicant provides evidence substantiating that all the requirements of this ordinance relative to the proposed use are satisfied and demonstrates the proposed use also satisfies the following criteria:
- A. The use is listed as a Conditional Use in the zone which is currently applied to the site;
 - B. The use meets the specific criteria established in the underlying zone;
 - C. The characteristics of the site are suitable for the proposed use considering size, shape, location, topography, existence of improvements, and natural features;
 - D. The site and proposed development is timely, considering the adequacy of transportation systems, public facilities, and services existing or planned for the area affected by the use;
 - E. The proposed use will not alter the character of the surrounding area in a manner which substantially limits, impairs, or precludes the use of surrounding properties for the primary uses listed in the underlying district;
 - F. The proposal satisfies the goals and policies of the Comprehensive Plan which apply to the proposed use;
 - G. The proposal will not create any hazardous conditions.