

APPLICATION for a SPECIAL PERMIT

Fee: \$175

Applicants please note:

- *Applications are due by the second Monday of the month.
- *A public hearing will be scheduled for the month following receipt of the application, allowing time for the Planning Board to receive the Madison County Planning Board report.
- *General Municipal Law 239m requires that most applications received locally be submitted to the Madison County Planning Board for review and recommendation.
- *The County has 30 days from their receipt of the application to respond to the local board.
- *The Planning Board will not make a decision until they receive the County review and recommendation.
- *If a variance is needed the Planning Board will not make a decision until the variance is granted.

OFFICIAL USE ONLY

Date received by Town Clerk _____ Date of Action _____

Date sent to Board members _____ Action taken _____

Date of Hearing _____

Date _____

Applicant _____ Phone number _____

Address _____

Reason for request _____

Type of special permit requested _____

Location of property _____ Tax Map # _____

Section of Land Use Law involved _____

Applicant signature _____

Codes Officer's comments: _____

Codes Officer's signature and date: _____

Owner of record of property (if different from applicant) _____

Address _____

Relationship of applicant to property _____

As owner of record, I hereby give my consent for this application for a Special Permit.

(signature of owner)

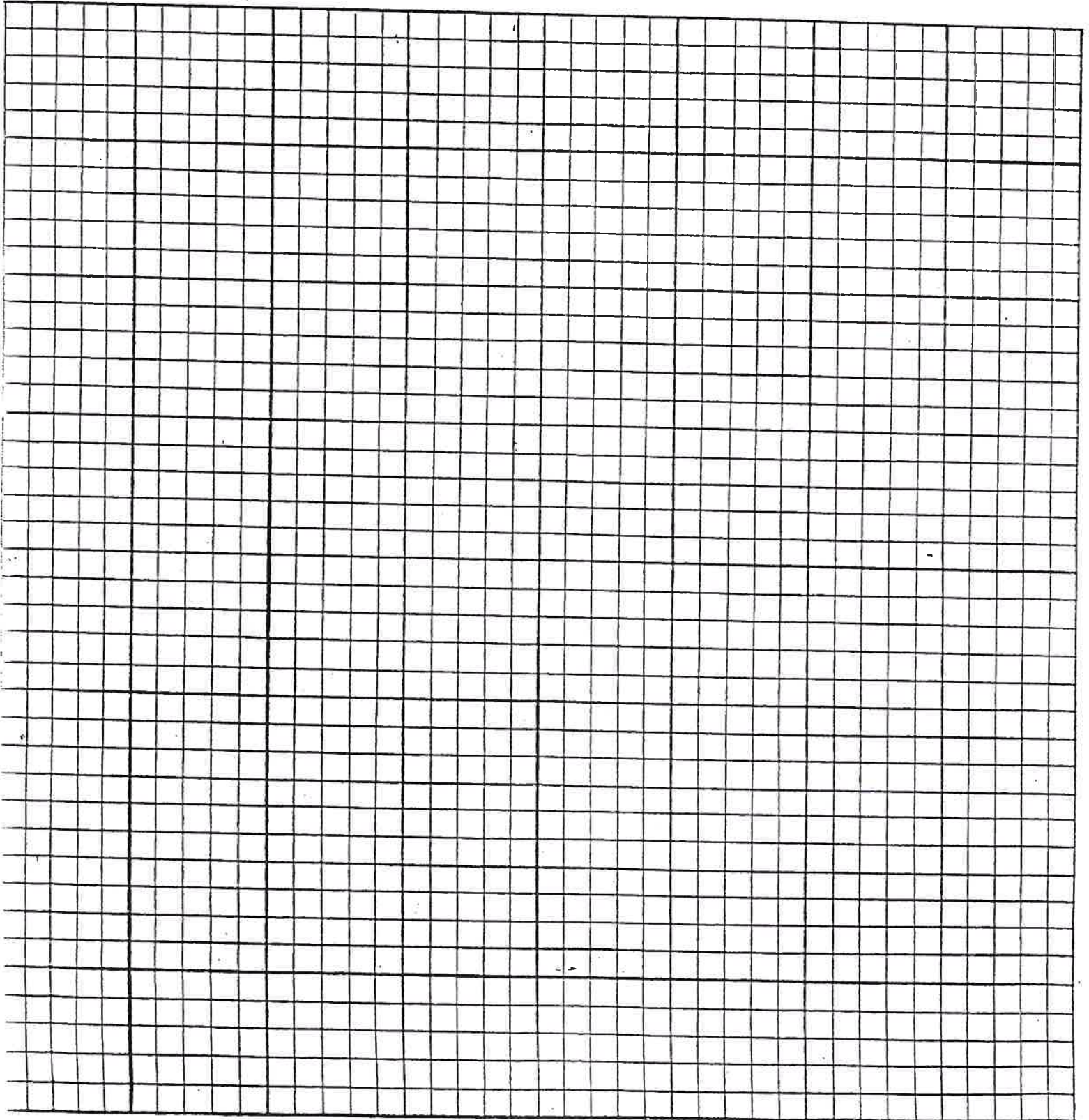
SEE THE REVERSE SIDE FOR INSTRUCTION REGARDING SITE DIAGRAM

SITE PLAN SKETCH

Scale (Check One): 1 small square = 5 ft.

1 small square = 10 ft

1 small square = ft.



Preliminary site plan, with accurate dimensions. Must be done to a specified scale, on grid sheet provided on the reverse side. Plan must show:

Scale at which it is drawn and direction of north;

Location and dimensions of existing and proposed buildings (to include setbacks from property lines)

Location, layout, and dimensions of parking area and driveway (s);

Location of available utilities (hookups or access);

Location of well and septic system;

Location of any proposed outdoor storage;

Location & description of any fencing or vegetative screening;

Location and description of any outdoor lighting;

Direction(s) of slope of land;

Location of all footer drains, roof drains, streams, ditches, catch basins, retention/detention ponds;

Location and description of any business signs

NOTE: For final Site Plan Approval, the Planning Board or Board Of Appeals may require the submission of additional information drawn from the list in Section 608.1 of the Town of Eaton Land Use Law. When the property location does not pose problems for existing neighboring uses; when care is taken in the site design; and when the site does not have serious physical shortcomings; then smaller scale development projects stand a reasonable chance of receiving such Site Plan Approval upon the Planning Board's or Board of Appeal's consideration of a preliminary site plan containing only the above information and the SEQR EAF mentioned below -- typically after a single Planning Board or Board of Appeals meeting. Larger projects or those proposed for environmentally sensitive land will typically require submission of some or all of the items listed in Section 608.1, in addition to the above site plan material. The applicant may either submit all the information listed in Section 608.1 in the initial submission with the application or submit initially only the preliminary site plan and the SEQR EAF; the first alternative might allow a faster decision by the Planning Board/Board of Appeals, while the second might save the applicant the cost of preparing material the Boards would not have required.

Complete part 1 of the Environmental Assessment Form required under the State Environmental Quality Review Act (SEQR).

NOTE: If the Planning Board, on reviewing the Environmental Assessment form; finds a significant adverse impact that may result from the project, it must require completion of an Environmental Impact Statement, done to its satisfaction, before deciding on the permit application.

617.20
Appendix B
Short Environmental Assessment Form

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information				
Name of Action or Project:				
Project Location (describe, and attach a location map):				
Brief Description of Proposed Action:				
Name of Applicant or Sponsor:		Telephone:		
		E-Mail:		
Address:				
City/PO:		State:	Zip Code:	
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO	YES
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval:			NO	YES
3.a. Total acreage of the site of the proposed action? _____ acres				
b. Total acreage to be physically disturbed? _____ acres				
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ acres				
4. Check all land uses that occur on, adjoining and near the proposed action.				
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____ <input type="checkbox"/> Parkland				

18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size: _____ _____	NO	YES
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____ _____	NO	YES
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____ _____	NO	YES
I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor name: _____		Date: _____
Signature: _____		

Part 2 - Impact Assessment. The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?		
2. Will the proposed action result in a change in the use or intensity of use of land?		
3. Will the proposed action impair the character or quality of the existing community?		
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?		
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?		
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?		
7. Will the proposed action impact existing: a. public / private water supplies? b. public / private wastewater treatment utilities?		
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?		
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?		

	No, or small impact may occur	Moderate to large impact may occur
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?		
11. Will the proposed action create a hazard to environmental resources or human health?		

Part 3 - Determination of significance. The Lead Agency is responsible for the completion of Part 3. For every question in Part 2 that was answered “moderate to large impact may occur”, or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

<input type="checkbox"/> Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.	
<input type="checkbox"/> Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.	
_____	_____
Name of Lead Agency	Date
_____	_____
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
_____	_____
Signature of Responsible Officer in Lead Agency	Signature of Preparer (if different from Responsible Officer)

Standard Mobile Home Conditions

All mobile homes must be skirted.

All mobile home placements on an individual lot must meet the following:

Road frontage: 250 feet

Front yard setback: 50 feet

Side yard setback: 40 feet

Rear yard setback: 40 feet

Maximum building height: 35 feet

All mobile homes must be on a foundation or pad.

All mobile homes must be tied down.

All mobile homes must have exits front and back.

Specific landscaping is not required.