

Additional Use Application

Fee \$500 Receipt # _____ Date Paid _____ Received By _____	Name of Applicant: _____ Mailing Address: _____ Phone: _____ Fax: _____ Email Address: _____ Status of Applicant: Owner ____ Agent ____ (If Agent, Attach Letter of Authorization)
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PROPERTY DESCRIPTION

Physical Address: _____

Legal Description: _____ Acres: _____

Current Zoning: _____ Does Owner Own Adjacent Properties? _____

Proposed Additional Use: _____

Please Describe Nature of Proposed Business:

I hereby certify that I have read and examined this application, the attached section 78-16a(1), and know the information I have provided to be true and correct. All provisions of laws and ordinances governing this application will be complied with whether specified herein or not. The granting of an additional use does not presume to give authority to violate or cancel the provisions of any other state or local law regulating the use of property.

Applicant's Signature

City Code

Section 78-16a(1) Additional uses only by council approval:

- a. The city council reserves the power to grant additional commercial uses not listed on the commercial table of uses in this section after review and recommendation from the zoning commission.
- b. In the event the council should authorize such additional commercial uses, it shall require the applicant, owner and/or lessee of such properties to comply with all other present conditions required of commercial uses in the city's B-1, B-2, B-3 business districts with respect to the properties used for the additional commercial use. Enforcement of these requirements to such uses shall not preclude the applicant, owner and/or lessee from applying for a variance or special exception from the application of such conditions to the city's board of adjustments.
- c. The city council reserves the power to require applicants, owners and/or lessees for such additional commercial uses to present plans for the location and design of the means of ingress and egress to public streets, off-street parking and loading facilities, sidewalks, drainage, signage, lighting, open spaces, landscaping, fencing, screening of air conditioning units or other forms of protective screening as may be required to protect adjacent and nearby property.
- d. The council may also make recommendations and require measures to limit noise, litter, lighting or other factors which may adversely affect the use, value or desirability of adjacent or nearby property. Such protective measures may include limitations on hours of operation or provisions to ensure continued proper maintenance. No building permits shall be issued by the city administrator or his authorized agent until compliance is confirmed.

APPLICATION FOR VARIANCE

INSTRUCTION SHEET

1. Complete the **application form**.
2. Include the **nature and effect of the proposed variance** on the application form or an attachment.
3. Include an **approved plat**. In lieu of such a plat, a map showing the **site plan** and all structures drawn and certified by an architect showing property boundaries and all setbacks, and all public and private rights-of-way and easements bounding and intersecting the property under consideration would be accepted.
4. A fee in the amount of **Five Hundred Dollars** (\$500.00) must accompany the application. It must be in the form of cash, check or money order payable to the City of Hill Country Village.
5. The Zoning Commission meets as needed on a case-by-case basis. Due to scheduling and legal notice requirements, **please allow four to eight weeks** for your variance request to be heard by the Commission.