



BOROUGH OF PALMYRA APPLICATION FOR COMMERCIAL ZONING PERMIT

(Please type or print)

Date: _____

Permit#: Z-_____

Applicant's Name: _____

Block: _____

Lot: _____

Owner of Property: _____

Lot Size: _____

Building Sq. Ft: _____

Property Address: _____

Phone#: _____

Existing Impervious Coverage: Existing: _____

Proposed Impervious Coverage: _____

Current Use of Building(s)/Structure(s): _____

Zoning District (Please Circle): R-1 ▪ R-2 ▪ TC ▪ NC ▪ HC ▪ I ▪ OS

Type of Work to be Performed (Please check all that apply)

- Sign Driveway Parking Lot Sidewalk Addition Garage Shed Other:

(Describe): _____

Fence-Type (must show on plot plan) New Replacement Chain Link Stockade Corral Picket

Existing Impervious coverage: _____ Proposed addition to that impervious coverage: _____

Please answer these areas of concern to the best of your ability:

Is there a possibility that your project could cause the possibility of storm water run off problems? _____

How many sewer lines do you currently have: _____

Do you anticipate any traffic flow problems during business hours: _____

Please **provide a diagram** of parking for delivery trucks (during and after hours) and employee parking. Will you have deliveries made to the business and when. Will you have loading/unloading areas? Indicate any areas specifically pertaining to barrier free:

What will be stored in the building? Will any vehicles be stored in the building?: _____

Business hours: _____ days of the week of operations: _____

How many employees do you have:_____ How many do you anticipate on having a year or two from now:_____

Explain if permit is granted that it can be done without substantial detriment to the public good and can be granted without substantially impairing the intent and purpose of the zone plan and the zoning ordinance:

Do you anticipate making any structure changes to the building?: (If so provide a tentative diagram):_____

Do you plan to provide or supplement site improvements such as fencing or landscaping? If you back up to a residential area will you provide buffering?:_____

Will any kind of chemicals be utilized or stored in the building:_____

If a manufacturing process is involved in your business will there be any kind of discharges emitted?_____

Are there any easements associated with the property?_____

What you need to include **BEFORE** you submit your permit application:

▶ For construction or accessories to an existing structure, indicate on the survey what you propose to construct and the distance from the front, side, and rear lot lines, along with the distance from the building where applicable. This also applies to accessory structures.

▶ You must submit with this application a legal survey or plot plan which shows and discloses the premises in its entirety (including easements). You are also certifying that no additional buildings, fences, sheds, slabs, or other facilities have been constructed, installed, or otherwise located on the property after the date of the survey.

▶ Application is hereby made for a Zoning Permit in accordance with the description, use and purposes hereinafter set forth. This will be issued on the basis that all information provided on this application is correct and agree that all construction and uses will comply with the Borough of Palmyra Master Plan and Zoning Ordinance.

▶ Violation of any of these ordinances or laws shall result in revocation of the permit. The Board may revoke the permit in the future if the Board finds that such permit was obtained by fraud; that one or more of the terms or conditions upon which such permit was granted has been violated; or that the use for which the permit was granted is so conducted to be detrimental to the public health, safety, or general welfare or as to be a nuisance.

▶ The permittee shall permit the Borough of Palmyra or representative(s) or designee(s) to make periodic inspections at any reasonable time deemed necessary to assure that the activity being performed under authority of this permit is in accordance with the terms and conditions prescribed within.

▶ You must include current pictures of all four sides of the property including any outstanding features.

▶ If there have been any previous applications concerning this property including but not limited to, construction permits, resolutions, certifications or reports issued in connection with this property please attach.

▶ **NOTE** ANY STRUCTURE WORK ON THE PROPERTY WILL REQUIRE A BUILDING PERMIT

By my signature, I certify that I have read and understand the conditions of this permit.

Signature of applicant or agent

Date

You will be notified in writing within ten (10) days as to the decision of the Zoning Officer. If you disagree with the Officer's denial you may appeal the decision to the Borough Council. If approved see the Construction Office to obtain permit information.

FOR DEPARTMENT USE ONLY:

The Zoning Officer has determined that the zoning permit requested does / does not meet the requirements of the Borough of Palmyra Land Development Code and hereby issues / denies said zoning permit.

Date: _____

Zoning Officer: _____

PLEASE SEE ATTACHED