

THORNBURY TOWNSHIP

Delaware County, PA
6 Township Dr., Cheyney, PA 19319
610-399-0844 Office
610-399-3162 Fax
jeff@thornbury.org

ZONING PERMIT APPLICATION

NOTICE

All Zoning Permit Applications shall be submitted in conjunction with ***two (2) copies*** of an accurate plot plan.

The plan shall ***accurately locate*** all man-made and natural features, such as but not limited to the following:

- Main Dwelling
- Accessory Buildings
- Fences
- Other Structures
- Streams/Bodies of Water
- Flood Plains
- Wetlands
- Rock Outcrops
- Driveways/Easements
- Slopes greater than 20 %

All plans submitted must include lot dimensions and dimensions to lot lines from existing and proposed man-made features.

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Application to Zoning Officer for Approval of Construction, Alteration, or Use

NOTICE

Any person or neighbor aggrieved by the issuance of this permit has a right to appeal, including grants or variances. Such appeal shall be within 30 days of approval, unless such person or persons alleges and proves that he had no notice, knowledge, or reason to believe that such approval had been given. Because the holder of a permit cannot acquire vested rights prior to the expiration of the appeal period available to protesters, any expenditures made prior to such expiration are at the permit holder's risk. This has sometimes resulted in the removal of premature construction, harsh as it may seem.

Any permit issued from this application shall be deemed valid only for a period of one year from its date, unless it is executed or used within the period of one year, or unless the use or work, once commenced within the aforesaid period is thereafter continuous or continued and completed as applied for, provided, however, that the issuance of said approval shall not be deemed to have vested any rights in applicant of any other party in the zoning in existence at the time of issuance thereof and the subject property shall continue to be subject to the right to re-zone by the Township is the same as any other property. Nothing contained herein shall be construed to permit the beginning of construction of any building or alteration thereof until a building permit has been obtained from the Department of Licenses & Inspections of Thornbury Township and nothing herein contained shall be construed to permit the occupancy of any building for which application has been made until the Department of L. & I. certifies that the work has been inspected and approved as being in conformity with the applicable Township Ordinances.

LOCATION OF PREMISES:	SIGNATURE OF APPLICANT	DATE
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APPLICANT'S NAME, ADDRESS, PHONE NUMBER:
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OWNER'S NAME, ADDRESS, PHONE NUMBER:

Complete only those items applicable:

USE OF PROPOSED NEW STRUCTURE:

PRESENT USE OF EXISTING STRUCTURE:

PROPOSED USE OF EXISTING STRUCTURE:

Lot Dimensions:

Width at Front _____

Width at Rear _____

Right Side Depth _____

Left Side Depth _____

Dimensions of Structure:

Length _____

Width _____

Height _____

Setbacks to Structure:

Front Yard _____

Rear Yard _____

Right Side Yard _____

Left Side Yard _____

A plot plan must be attached locating all existing and proposed man-made structures and shall include their dimensions and setbacks to at least two property lines. In addition, the plan must include driveways, streams, north arrow, etc.

WHEN APPROVED BY THE ZONING OFFICER, THIS FORM BECOMES A ZONING PERMIT.

For Zoning Officer's Use Only

Date Rec'd _____
Reviewed _____
Approved _____
Denied _____
Permit # _____

Remarks:

Zoning Officer _____