Application for Change of Zoning/Text Amendment

Montgomery Township
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6-2023

Application for Change in Zoning/Text Amendment

Montgomery Township, Montgomery County, Pennsylvania

Application is hereby made for an amendment to the Code of the Township of Montgomery, Chapter 230 and/or the Montgomery Township Zoning Map.

Date of Application: _____

Applicant's name: (Corporation) _____

Contact name: _____

Applicant's address: _____

_____

Phone # _____

E-Mail _____

Applicant's Attorney _____

Address _____

_____

Phone # _____

E-Mail _____

Owner's name (title holder) _____
- Attach copy of Deed

or

Equitable owner: _____
- Attach copy of Deed and Agreement of Sale

Address _____

_____

Phone # _____

E-Mail _____

Description of Property Involved:

Location _____

Parcel ID _____

Present Zoning Classification _____

Parcel Size _____

Applicant's Reasons for Rezoning/Text Amendment Request:

_____

_____

_____

_____

_____

_____

Applicant requests that the above referenced tract be changed in zoning classification from a

_____district to a

_____district.

All application filing fees paid are non-refundable and intended to cover all overhead, administrative and miscellaneous expenses of the Township. Escrow deposits will be returned to the applicant, without interest, after the proceedings are complete and after all appropriate charges have been made to the escrow account.

In the event that the review costs exceed the deposited escrow amount, I hereby agree to make additional deposits to the escrow account. Should this balance fall below the minimum required amount, the Township has the authority to stop all reviews or take any other action it deems necessary.

The Township will forward your MCPC application to the County and they will bill you separately.

I verify that the statements made in the above application are true and correct. I understand that false statements herein are made subject to penalties of 18PACS S4904 relating to unsworn falsification to authorities.

_____
(Corporation name, if applicable)

_____
(Applicant's or Corporation Official's signature and title)

Montgomery Township Rezoning/Text Amendment Application Checklist:

1. Plans attached to Petitions shall contain the following information:

   a) Plans to be prepared by a Registered Land Surveyor or Professional Engineer.

   b) Name, date, address of the Surveyor or Engineer preparing the plans and description.

   c) Complete scaled dimensions of property involved (all bearings and distances).

   d) Block and unit number of property involved

   e) Owners of record of all adjoining properties, including deed book and page number. Attach a separate list to petition.

   f) Zoning classification of all adjoining properties.

   g) Existing use of all adjoining properties regardless of zoning classification.

   h) Existing use of subject property involved regardless of zoning classification.

   i) Description using the dimensions as shown on this plan.

   j) Area of property involved to be shown in acreage and square feet.

   k) If owner of tract, include a copy of the Deed with the application. If equitable owner, include a copy of the Deed and latest Agreement of Sale.

   l) Width of abutting roadway (right-of-way, cartway, improved or unimproved).

   m) If lot is in subdivision, show lot number(s), section number, name and recording information of the subdivision.

   n) A detailed description of the proposed change(s) to the zoning code.

2. Any other information as may be required by the Zoning Officer of Montgomery Township.

3. Four (4) paper sets of plans and descriptions, attached to the Rezoning/Text Amendment Petition, and folded to no larger than 8.5” x 11” and one plan set in electronic pdf format.

4. One (1) paper copy and one (1) pdf version of a traffic study for the site (see Chapter 205, Article XVI for details) for rezoning request.

5. All information must be provided to Montgomery Township in a pdf format.

6. FEES: Two (2) checks made payable to "Montgomery Township".

Filing Fee	$2,000.00
Initial Escrow Deposit	$5,000.00

- Administrative fee of 7.5% of charges incurred in conjunction therewith; if none incurred, minimum administrative fee of $50.00