

Joint Variance Application

If an ALSZD Variance is required, it must be approved before any permit requests will be considered.

Date Filed		Date heard:	
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Property Data:

Legal	Subdivision		Unit	
	Block		Lot/Tract	
Physical Address				

Property Owner:

Owner(s)			
Owner mail			
Owner phone		Email:	

Zoning and ACC:

Zone	R-1 Single Family Residential	R-2 Multi-Family Res.	C-N Neighborhood Comm.	C-CC Country Club Comm.	CS Community Services
Existing Setbacks	Front	Left	Rear	Right	
Setbacks (proposed)	Front	Left	Rear	Right	
Sq. Footage	Minimum Main Floor Heated		Minimum Total Heated		
Proposed Sq. Footage	Main Floor Heated		Total Heated	Unheated (all unheated under roof)	

Zoning only

Height	Maximum Height	
Proposed Height	Where the front footings will be located above the road, the height shall be measured from the average of the original grade along the rear footings of the dwelling. Where front footings will be located below the road, the height shall be measured from the average of the original grade along the front footings of the dwelling.	Height

Variance is not valid unless approved, signed, and notarized by *both* the Alto Lakes Special Zoning District and the ALG&CC Architectural Control Commission.

1. Describe type and extent of variance requested:

2. Identify specific physical characteristics that distinguish this site from surrounding sites:

3. Does this request represent the minimum deviation necessary from the Ordinance and Covenants? Explain.

4. Use of legal counsel in answering this question is strongly encouraged! Zoning Variances require the applicant provide a legal basis upon which the Commission may grant approval. Provide the legal basis (*including reference to specific provisions in the Ordinance*) upon which you believe the Zoning Commission may grant your variance.

You must initial below for *each* organization for which you are appointing Owner's Representative:

	ALG&CC Architectural Control Commission: I acknowledge that I have read the ACC Construction Packet and information, as well as the applicable restrictive covenants, and will comply with same. I appoint the individual or firm named below to appear, speak, and act on my (our) behalf with respect to matters involving the ALG&CC Restrictive Covenants and ACC Construction Packet. These matters shall include: ACC Permits and Variances. This appointment shall expire in one year or earlier by notice to the ACC.
	Alto Lakes Special Zoning District: I appoint the individual or firm named below to appear, speak, and act on my (our) behalf with respect to matters involving the ALSZD Comprehensive Zoning and Land Use Ordinance. These matters shall include: Zoning Permits, Variances, and Conditional Use Permits. This appointment shall expire in one year, or earlier by notice to the ALSZD at PO Box 578, Alto, NM 88312. Notice shall be sent by certified mail, return receipt requested.

Owner's Representative:

Name			
Address:			
Phone:		Email:	
Signature:			

Property owner(s) hereby certify under penalty of law that all information presented in and with this application are factual.

Signature of Property Owner(s): _____

Signature of Property Owner(s): _____

State of New Mexico }

ss. }

County of Lincoln }

This instrument was acknowledged before me on this _____ day of _____, year _____.

(seal)

Notary public