

EUREKA TOWNSHIP

TEXT AMENDMENT REQUEST

APPLICATION INSTRUCTIONS

General Requirements

1. Individuals wishing to initiate an amendment to the zoning ordinance shall submit an application to the Zoning Administrator, along with a fee and escrow as set forth in Eureka Township Ordinance 7.
2. A Public Hearing on the rezoning application shall be held by the Planning Commission after the request has been received.
 - a) Notice of said hearing shall be published in the official newspaper designated by the Town Board at least ten (10) days before the day of the hearing.
 - b) Notification shall be given by first class mail to all residences within one mile of the property proposed to be rezoned.
 - c) The failure of such notice to reach any resident, so long as the notice was attempted by the Town Board, shall not invalidate the proceeding.
 - d) The Planning Commission shall make its report, recommending approval, disapproval or modified approval of the proposed amendment, to the Town Board at the next regular meeting following the hearing.
3. The Town Board will review the application and the recommendation of the Planning Commission, along with the record of the public hearing and other pertinent information. The Town Board will make a decision to approve or deny the application.
4. No application of a property owner for an amendment to the text of the Ordinance shall be considered by the Planning Commission within the one-year period following a denial of such request unless the Planning Commission deems new evidence or a change of circumstances warrant it.

Documents Required for a Complete Application

- Completed Text Amendment application form, signed by the landowner.
- Proof of ownership of all involved parcels.
- Application fee and escrow, as set forth in Ordinance 7.
- Watershed permit or letter of exemption if located in the Dakota County Shoreland Zoning District or the Vermillion River Watershed District.