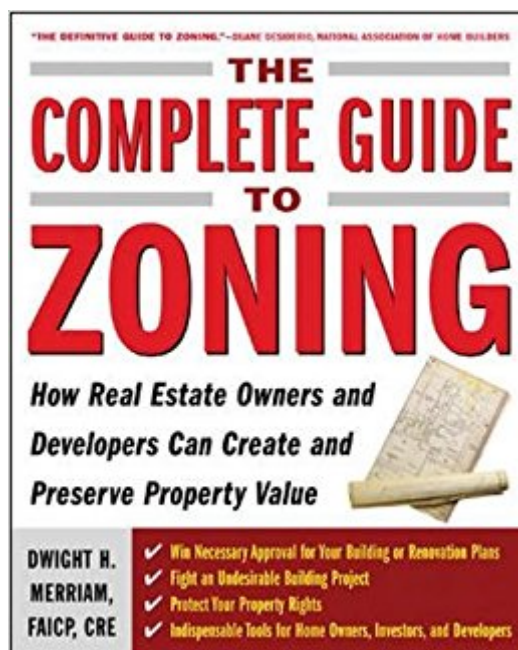


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# The Complete Guide To Zoning: How To Navigate The Complex And Expensive Maze Of Zoning, Planning, Environmental, And Land-Use Law



## Synopsis

The only consumer's guide to making sense of land-use laws and regulations Many property owners have no idea what their rights are when it comes to altering their properties, or protecting themselves from encroachment by developers and the misguided building and renovation plans of neighbors. Written by a leading national expert on land-use law, *The Complete Guide to Zoning* tells home owners, developers, and investors nationwide everything you need to know about getting approvals and protecting your property rights. In plain English, Dwight Merriam explains how to:

- Get fast approvals for building and renovation plans
- Obtain building permits and variances
- Fight development projects
- Use land-use laws to protect and increase property values
- Identify and work around laws that limit building and renovation plans
- Deal with environmental-protection laws

## Book Information

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## Customer Reviews

**How to Use Zoning Laws to Get the Most Out of Your Property** You need to get more out of your land, but don't know where to start. You have neighbors who are misusing their property and damaging the value of yours. You can simply live with it . . . or learn your rights from the nation's leading zoning lawyer. Whether you're a home owner, investor, or developer, *The Complete Guide to Real Estate Zoning* gives you a clear understanding of the sometimes complex zoning laws that apply to your property. In this plain-English guide, zoning wizard Dwight Merriam gives you the tools to not only prevent property depreciation, but add to its worth with improvements and renovations. You'll learn how to maximize your land's value by: Quickly obtaining permits and variances for

projects Fighting developments that diminish your property's value Understanding laws that limit you--and working around them Dealing with environmental protection restrictions "Every planner, property owner, and developer should read this book--it passes on the knowledge of a lifetime's work by the country's acknowledged master of zoning practice." -Richard Codd, former President of the 34,000-member American Planning Association and Manager of The Teleport, the Port Authority of NY and NJ "I taught Dwight land use law at Yale Law School twenty-six years ago, and it looks like he's learned a few things since. [This book] is comprehensive, well organized, and well written." -Quintin Johnstone, Professor, Yale Law School

Dwight Merriam is one of the leading land-use attorneys in the United States. He represents developers, local governments, landowners, and advocacy groups in land development and conservation issues.

Lots of bottom-up information. Easy to understand. However, one flaw that grated on me: the title description says it was written both for developers and private property owners. Not! Very few and only glancing, superficial passages in it would be helpful for private property owners, IMHO.

The title is slightly misleading, but what the book actually attempts to do, it does very well. The book focuses on how developers or property owners can move easily through the zoning process. The author also gives tips to opposition groups seeking to reduce or kill a development project. The book provides a great overview of the zoning approval process, and important tactics to help things go your way. The book does not provide much of a history of zoning, or any information on land use or zoning policy. Don't buy it for those purposes. It does some include a little too much advice perhaps, including how to present yourself professionally and maintain contacts, but at least it's not bad advice. The book is written in a very clear and engaging pedagogical style. I think the style is a slightly condescending at times, but I wasn't reading it for fun. I was reading it to understand how to win in the zoning process, and for that the book seems perfect.

I bought this book while studying for a Land Use course in law school. The book provides an extremely practical look at land use that you wouldn't get in a traditional text book. It was a great introduction to the subject that should be useful for a novice or for a more experienced reader who wants to know more about the subject.

This book is a great overview of zoning. It gives you the basics -- all of them, but it is definitely for people who know very little about zoning. If you are finding yourself in your first zoning battle, make this your first book. If you already have a general understanding of zoning and its processes, then you already know everything in this book. Whether or not you will absolutely love this book or find it a waste of money is dependent entirely on your level of knowledge and what you are looking for. This is perfect for those who are just learning about zoning or those who need to brush up.

Good service, book came as described.

Excellent book. The author does an excellent job using his project experience to explain the zoning approval process. Very easy to read. Great book.

Excellent book on the topic.

Good reference guide.

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