

ABUTTER'S LIST

List all property abutters, surveyors and engineers, including your own, by map/lot designation. Please list all owners and their mailing address per requirements of the Allenstown Zoning Board of Adjustment and Planning Board.

MAP/LOT #	NAME & MAILING ADDRESS
	<small>Applicant Name & Address</small>
102-21	Stephane Ferland 5 Summers Ave
✓ 102-20	Judith Berthiaume 7 Summers Ave.
✓ 101- 44.1 ³	STEVEN G PIMENTAL 3 Summers Ave ↳ MAILING ADDRESS: 18 PINE ACRES RD, ALLENSTOWN NH 03275
✓ 102-22	William Ellis 9 Allin Ave, Allenstown NH 03275
✓ 101-6?	Toni Ellis 11 Allin Ave Allenstown NH 03275
102-10	Dorlene Lyons - 4 Summers
102-4	Ann Beauregard - 6 Summers

BEAUREGARD, ANN M
LACASSE, MICHELLE
6 SUMMER AVE
ALLENSTOWN, NH 03275

BERTHIAUME, RICHARD
BERTHIAUME, JUDITH
7 SUMMERS AVENUE
ALLENSTOWN, NH 03275

ELLIS, TERRI
35 CLOUGH POND ROAD
LOUDON, NH 03307

ELLIS, WILLIAM G
ELLIS, PATRICIA A.
9 ALBIN AVENUE
ALLENSTOWN, NH 03275

LYONS, DARLENE M.
4 SUMMERS AVENUE
ALLENSTOWN, NH 03275

PIMENTAL, STEVEN G.
18 PINE ACRES ROAD
ALLENSTOWN, NH 03275



Zoning Board of Adjustment

Town of Allenstown

16 School Street

Allenstown, NH 03275

Tel: (603)-485-4276

Fax: (603) 485-8669

APPLICATION FOR VARIANCE OF USE OR AREA

I hereby apply for a hearing requesting a VARIANCE to the terms of Article _____ Section _____ of the Town of Allenstown Zoning Ordinance

Case #: _____

Applicant Stephaine Ferland Telephone: [REDACTED]

Address: 5 Summers Ave

Email: [REDACTED]

Owner: Stephanie Ferland Telephone: [REDACTED]

Address: 5 Summers Ave

Email: Steph

Property Address or Location: 5 Summers Ave Allenstown N.H.

Tax Map 102 Lot # 21 Zone: _____

Property Description (Length of Frontage, Side and Rear Lines, Etc.): The lot measures 80x125. The spot we are looking to build structure is about 73ft from rear fence (or property line) Roughly 35-40 ft from Rd front. The structure would sit on fence line on right side of property, and be about 65ft from left property line with roughly a 5ft walkway between house and shed.

Proposed Use or Existing Use Affected: _____

looking to build a over sized shed for storage

Why Does Your Proposed Use Require An Appeal To The Zoning Board Of Adjustment? _____

I was denied my building permit because I am looking to build a
shed larger sq footage than allowed also putting it closer to my
property line &

All information must be filled out completely and required documentation submitted with application in order to be accepted.

Applicant: Stephano Ferland Date: 6/1/15
(Signature)

Owner: _____ Date: _____
(Signature- If not same as applicant)

FOR DEPARTMENT USE ONLY

Case No. _____

Date filed: _____ Received By: _____ Fees: _____



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APPLICATION FOR VARIANCE OF USE OR AREA

Before you undertake completing this application we strongly encourage you to read the entire application first. Upon reading the entire application go back and answer the questions 1 through 5 with as much specific factual detail as required. The obligation of demonstrating facts sufficient to support your appeal is your responsibility. Use the "Required Documentation Checklist" to assist you in properly collecting the necessary data and providing responses that factually support your position.

The undersigned hereby requests a variance to the terms of Article _____ Section _____ and asks that said terms be waived to permit: Stephaine Ferland
to build a storage shed.

You are required by law to demonstrate:

1. That there will not be a diminution of value of the surrounding properties as a result of the granting of this variance because: the variance is to build a storage shed. It will be built w/ quality and hopefully the finished project will match the house complete w/siding
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2. That the granting of the variance will not be contrary to the public interest because: _____

I have spoken with my abutters and no one has any issues with what I would like to do.

3. That the literal enforcement of the zoning ordinance will create an unnecessary hardship because:

A. For purposes of this subparagraph, "unnecessary hardship" means that, owing to special conditions of the property that distinguish it from other properties in the area because::

a. No fair and substantial relationship exists between the general public purposes of the ordinance provision and the specific application of that provision to the property for the following reasons: _____

I do not want to place the structure to close to my house for drainage and snow load issues. I do not want problems with mold, dry rot or anything else.

b. And, the proposed use is a reasonable one for the following reasons: _____

We have no out buildings on the property at all, therefore having something would be extremely helpful. We do not have enough room or money to build a garage. Having a lot of "garage type items" as most homeowners do snowmobiles, snow-blower, lawn mower yard tools etc. A oversized shed seems to be our best option. The building will be used for storage.

If the criteria in subparagraph (A) above are not established, an unnecessary hardship will be deemed to exist if, and only if, owing to special conditions of the property that distinguish it from other properties in the area, the property cannot be reasonably used in strict conformance with the ordinance, and a variance is therefore necessary to enable a reasonable use of it. The definition of "unnecessary hardship" set forth in subparagraph (3) shall apply whether the provision of the ordinance from which a variance is sought is a restriction on use, a dimensional or other limitation on a permitted use, or any other requirement of the ordinance.

4. That through the granting of relief by a variance substantial justice will be done because:

We need proper drainage between house and shed to prevent dry rot, mold and leak issues or snow load between structures. vs abutting my property where the shed will be placed. verbally agreed no issues.

5. The use, for which the variance is requested, t the spirit of the ordinance will be observed because:

Signature: Stephanie Juland

Date: 4/1/15

125 FT

Fence line

Driveway

House

Fence line

Summers Ave

Proposed
New
Structure

Fence line



