

*it week in 6<sup>th</sup>  
meeting 30<sup>th</sup> feb*

**TOWN OF NEW LONDON**  
**CONDITIONAL USE PERMIT (CUP) – FOR AN ATTACHED ACCESSORY DWELLING UNIT (ADU)**

The Planning Board may grant a Conditional Use permit to allow an attached ADU per the following provisions of the New London Zoning Ordinance, as amended March 14, 2017. The full text of the Zoning Ordinance is available on the Town's website, and or you can purchase or review a copy of the Zoning Ordinance in the Town Office.

18. Accessory Dwelling Unit

1. Purpose: The purpose and intent of an Accessory Dwelling Unit is to address the need and desire for more diverse, independent and affordable housing. These units will improve the inventory of smaller housing without significantly altering the rural character of the community.
2. Definition of ADU: A residential living unit that is within or attached to a Single-Family Dwelling, and that provides independent living facilities for one or more persons, including provisions for sleeping, eating, cooking, and sanitation on the same parcel of land as the principal dwelling unit it accompanies.
3. Administration: This section is enacted pursuant to RSA 674: 71 to 73 and the Planning Board shall have exclusive authority for the administration of this section of the ordinance, including granting of a Conditional Use Permit and the adoption of regulations implementing the provisions of this section of the ordinance.
4. Creation of an Accessory Dwelling Unit in accordance with the provisions of this section is permitted through a Conditional Use Permit administered by the Planning Board.
  - i. A Conditional Use Permit Application shall contain the following:
    - a. A complete application for review that addresses all requirements of this article and any article referenced within
    - b. A written statement indicating the applicants intent and/or purpose for the creation of the Accessory Dwelling Unit
    - c. List and mailing address of all abutters and the applicant
    - d. Fees for notifying abutters and the applicant
    - e. Written requests for waivers from any of the requirements or standards
5. Accessory Dwelling Units (ADU) shall conform with the following:
  - i. Only one ADU per Single-Family Dwelling
  - ii. To the fullest extent permitted by law, (i) there shall be no conveyance of an Accessory Dwelling Unit separate from the principal Dwelling unit, (ii) the Accessory Dwelling Unit shall not have ownership separate from the owner of the Lot on which the principal Dwelling unit is located, and (iii) the Lot and the Structure containing the Accessory Dwelling Unit shall not be converted to a condominium or any other form of legal ownership distinct from the ownership of the principal Dwelling unit.
  - iii. All applicable setbacks shall be met
  - iv. An ADU shall have a separate 9-1-1 address
  - v. One of the dwellings shall be the domicile of the property owner
  - vi. An ADU shall have independent sleeping, cooking and sanitation facilities (bedroom, kitchen and bathroom)
  - vii. An ADU shall have no more than two bedrooms
  - viii. An ADU shall not exceed 1,000 square feet
  - ix. An ADU shall conform to the requirements of a Single- Family Dwelling including provisions for water supply and sewage disposal meeting the requirements of this ordinance and applicable state regulations
  - x. Off street parking shall be provided; one space per bedroom
    - a. Garage space(s) meet this requirement
    - b. Off street parking shall not be within the front yard setback
  - xi. Attached Accessory Dwelling Units:
    - a. Shall have entrances/exits facing the side or rear property lines
    - b. Shall have an interior door connecting the units
    - c. Shall not be considered an additional Dwelling Unit for the purposes of determining minimum lot size or density



TOWN OF  
NEW LONDON, NEW HAMPSHIRE

375 MAIN STREET • NEW LONDON, NH 03257 • WWW.NL-NH.COM

TOWN OF NEW LONDON  
SELECTMEN'S OFFICE  
JAN 23 2018  
RECEIVED

PB 18002

**CONDITIONAL USE PERMIT (CUP) APPLICATION  
FOR AN ATTACHED ACCESSORY DWELLING UNIT (ADU)  
SUBJECT TO PLANNING BOARD REVIEW AND APPROVAL**

Property Address: 140 forty Acres ROAD, ELKINS / NEW LONDON

Tax Map and Lot Number: 039-003

Owner's Name: Christopher P. BARZELT

Agent's Name (Acting on behalf of the owner, if applicable): \_\_\_\_\_

Please submit:

- ✓ See attached separate page -General Contact Information.
- ✓ Completed Conditional Use Permit Application signed by the owner/agent.
- ✓ Written statement indicating the applicant's intent and or purpose for the creation of the ADU.
- ✓ Abutters per RSA 672:3 and RSA 676:4 (d) (1), and abutters within two-hundred (200) feet
- ✓ Fees (\$100) ✓ pd CK # 1124
- ✓ Information showing compliance with water supply and sewer/septic requirements.
- ✓ Plan drawn to scale. Indicate on the plan, the scale- for example 1 inch equals 20 feet. Minimum plan size (11 x 17 inches). If a larger paper plan is submitted, please also send a pdf file to the Planning & Zoning Administrator. Plan to include all details:
  - Setbacks
  - Label bedroom(s), kitchen and bathroom; entrance(s) and exit (s); and connecting interior door
  - Exterior dimensions
  - Total square footage of ADU unit
  - Show all off-street parking- label parking spaces
  - Label the domicile of the property owner

By signing this application, I/We acknowledge and grant permission for the Town of New London staff to access the property for review and inspection; that I am authorized to sign the application on behalf of any and all property owners of this property; that the information submitted for review included in this application is true and accurate; and that I have submitted the required information per the provisions of the New London Zoning Ordinance pertaining to an Accessory Dwelling Unit (ADU) for review by the Planning Board. I understand that the ADU unit will be provided a separate 9-1-1 address.

Owner/Agent Signature: Christopher P. Barzelt

Date Signed: JANUARY 23, 2018



Town of New London, NH  
General Contact Information  
To be submitted with Planning Board  
Conditional Use Permit - Accessory Dwelling Unit Application

PB 18-002

Owner's Name: Christopher P. Bartlett

Street Address: 140 Forty Acres Road / P.O. Box 11

City, State & Zip: ELKINS, New Hampshire 03233

Telephone/Cell #: Cell: 603 496 0317 Home: 603 626 2196

Email Address: bartlettch@proctorAcademy.org

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Agent's Name (IF APPLICABLE): \_\_\_\_\_

Street Address: \_\_\_\_\_

City, State & Zip: \_\_\_\_\_

Telephone/Cell #: \_\_\_\_\_

Email Address: \_\_\_\_\_

I/We (property owners) \_\_\_\_\_ of the land  
located at \_\_\_\_\_, New London, N.H. do hereby authorize (Agent's name)  
\_\_\_\_\_ of \_\_\_\_\_ to  
serve as my/our Agent for the application submitted to the Town of New London.

Owner's Signature: Christopher P. Bartlett

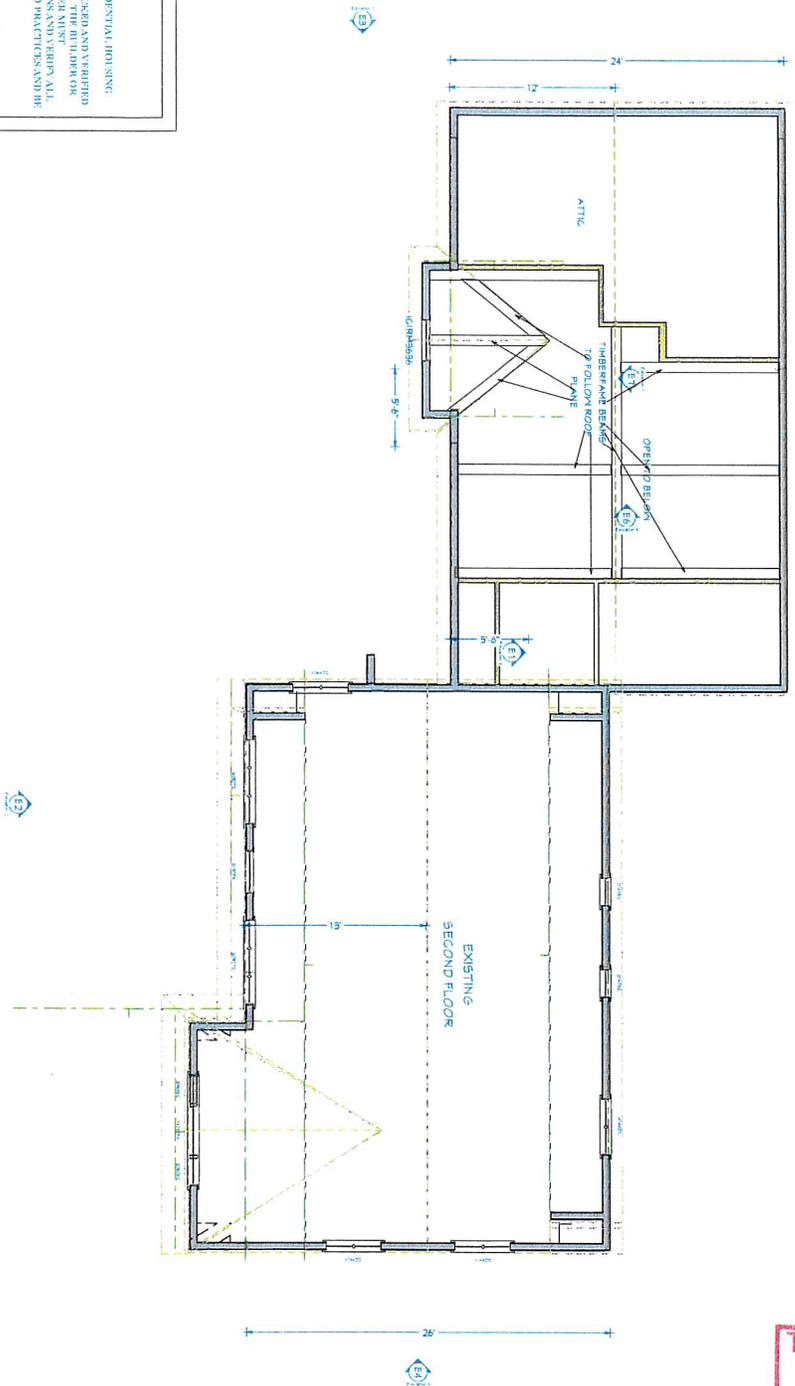
Date: 1.23.18



**NOTICE:**

BRUCE J. PARSONS DESIGN, LLC IS A RESIDENTIAL HOME-BUILDING CONTRACTOR. THESE CONCEPTUAL DRAWINGS HAVE BEEN CHECKED AND VERIFIED BY A LICENSED STRUCTURAL ENGINEER, THE BUILDER OR ARCHITECT. CONTRACTOR AND HOMEOWNER MUST VERIFY ALL DETAILS PER LOCAL CODES AND ACCEPTED PRACTICES AND BE SOLELY RESPONSIBLE FOR THEM.

THESE DRAWINGS SHALL REMAIN THE EXCLUSIVE PROPERTY OF BRUCE J. PARSONS DESIGN, LLC AND THE CLIENTS RIGHTS TO USE THESE DRAWINGS IS CONDITIONED UPON PAYMENT OF THE FULL FEE FOR THESE DRAWINGS. NO PART OF THESE DRAWINGS SHALL BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF BRUCE J. PARSONS DESIGN, LLC. THE USER AGREES TO HOLD BRUCE J. PARSONS DESIGN, LLC HARMLESS FROM AND AGAINST ALL LIABILITY, DAMAGES, LOSSES AND EXPENSES, INCLUDING REASONABLE ATTORNEY'S FEES, IN CONNECTION WITH ANY OTHER CONSTRUCTION OR FAILURE TO CONSTRUCT PER LOCAL CODES AND ACCEPTED PRACTICES AND BE SOLELY RESPONSIBLE FOR THEM.



BP 17-123

TOWN OF NEW LONDON  
SELECTMEN'S OFFICE

OCT 12 2017

RECEIVED

A-2

SHEET

SCALE: 1/4" = 1'-0"

DATE: 7/12/2017

DRAWINGS PROVIDED BY  
Bruce J. Parsons Design LLC  
P.O. Box 1416  
76 Big Road  
New London, NH 05257  
603-545-4947

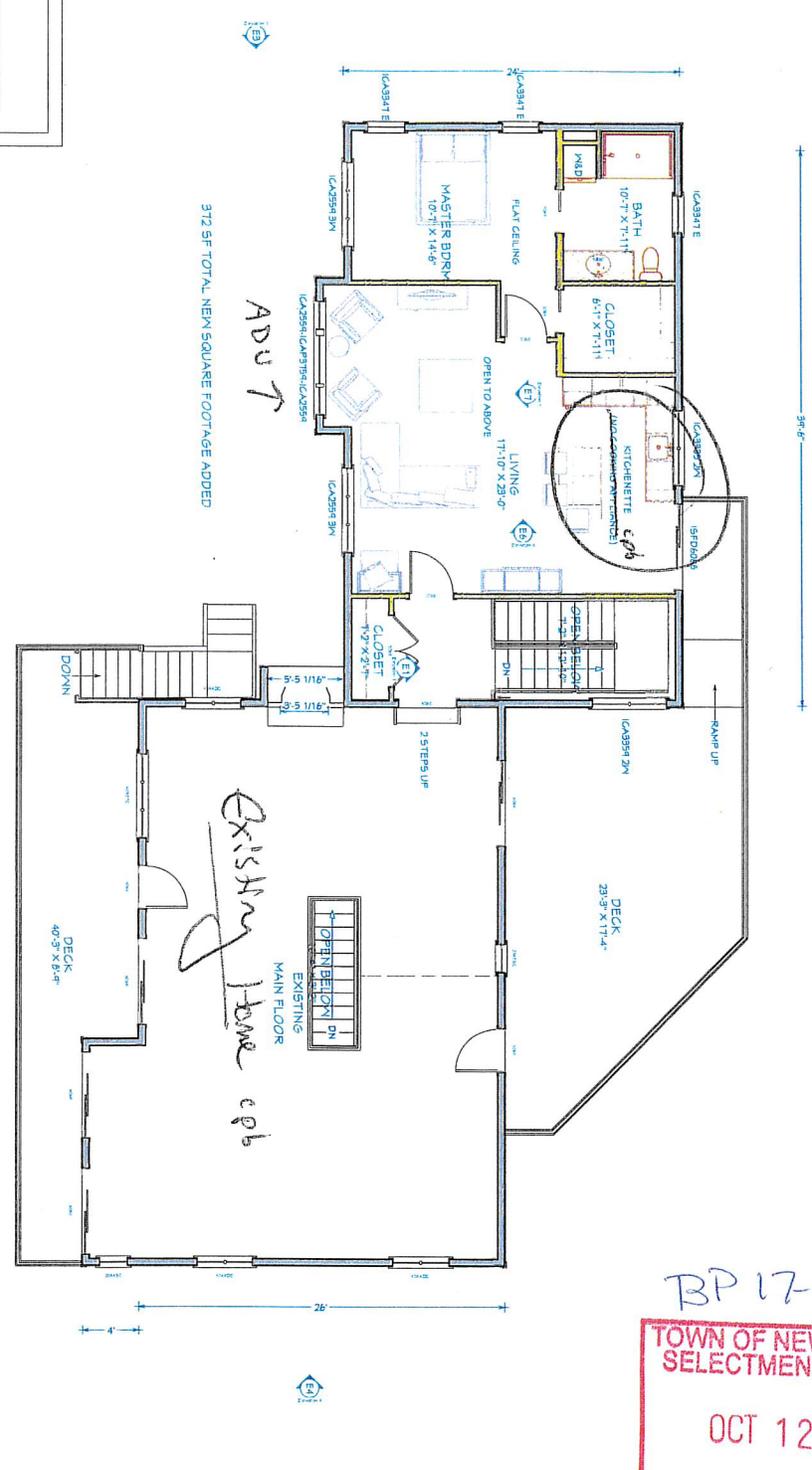
PROJECT DESCRIPTION  
CHRISTOPHER BARTLETT  
MARGARET BARTLETT  
140 FORTY ACRES ROAD,  
ELKINS, NH

SECOND FLOOR

NO.	DESCRIPTION	BY	DATE



**NOTICE:**  
 BRUCE J. PARSONS DESIGN LLC IS A RESIDENTIAL HOUSING DESIGN COMPANY. THESE CONCEPTUAL PLANS MUST BE CHECKED AND VERIFIED BY A LICENSED STRUCTURAL ENGINEER. THE BUILDER OR OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND CHECKS AND VERIFY ALL DIMENSIONS AND VERIFY ALL DETAILS PER LOCAL CODES AND ACCEPTED PRACTICES AND BE SOLELY RESPONSIBLE FOR THEM.  
 THESE DRAWINGS SHALL REMAIN THE EXCLUSIVE PROPERTY OF BRUCE J. PARSONS DESIGN LLC AND THE CLIENTS RIGHT IS LIMITED TO ONE SET OF CONCEPTUAL DRAWINGS AND ONE SET OF PERMITS. THE SETS OF CONCEPTUAL AND PERMITS SHALL BE THE PROPERTY OF THE DESIGNER. THE USE OR REPRODUCTION OF SUCH DRAWINGS IN ANY MANNER WITHOUT THE WRITTEN PERMISSION IS PROHIBITED. THE DESIGNER SHALL BE RESPONSIBLE FOR WHETHER THE DESIGN IS CONSTRUCTIBLE.



BP 17-123  
 TOWN OF NEW LONDON  
 SELECTMEN'S OFFICE  
 OCT 12 2017  
 RECEIVED

DRAWINGS PROVIDED BY: <b>Bruce J. Parsons Design LLC</b> P.O. Box 1916 16 Bog Road New London, NH 03251 603 545-9947	PROJECT DESCRIPTION <b>CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH</b>	<b>FIRST FLOOR</b>	NO.	DESCRIPTION	BY	DATE

DATE: 7/12/2017  
 SCALE: 1/4" = 1'-0"  
 SHEET: **A-1**





TOWN OF  
NEW LONDON, NEW HAMPSHIRE

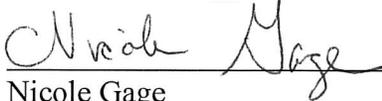
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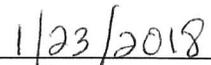
**Zoning Determination**

APPLICATION FOR BUILDING PERMIT  
140 FORTY ACRES RD., 039-003-000 (BARTLETT)  
Zoning District: AAR (Agricultural and Rural Residential) with Steep Slope Overlay

We received a Building Permit Application on October 12, 2017 to replace the existing 2-car garage with a 3-car garage and living space above. The applicant was asked to provide the following items (see 1-6 below). I have received items 1-5. The only outstanding issue at this time is the need for a Conditional Use Permit for Accessory Dwelling Unit from the Planning Board.

1. **Letter** authorizing the Town to speak to an agent on your behalf (if you so choose)
  - a. *Met w/ owner 1/23/2018. No agent authorization necessary. Owners will represent themselves.*
2. **Survey** by licensed surveyor showing new footprint of proposed addition will meet the setback requirements of the AAR district, per Article VI, Section C.1 of the New London Zoning Ordinance
  - a. *Received 1/23/2018*
3. **Asbestos** – A copy of a completed inspection for the presence of asbestos-containing materials.
  - a. *Received 1/23/2018*
4. **Elevation Plan** to determine the proposed addition will meet the height restrictions, per Article II, Section 5 of the New London Zoning Ordinance
  - a. *Received 1/23/2018*
5. **Erosion and Sedimentation Control Plan**, per Article XIV, Section D of the New London Zoning Ordinance
  - a. *Received 1/23/2018*
6. A **Conditional Use Permit from the Planning Board** for an Accessory Dwelling Unit, per Article II, Section 18 of the New London Zoning Ordinance
  - a. *Application to Planning Board received 1/23/2018*

  
\_\_\_\_\_  
Nicole Gage  
Zoning Administrator

  
\_\_\_\_\_  
Date



The State of New Hampshire  
Department of Environmental Services



Clark B. Freise, Acting Commissioner

**APPROVAL FOR CONSTRUCTION  
OF INDIVIDUAL SEWAGE DISPOSAL SYSTEM (ISDS)**

AS AUTHORIZED BY THE NH DEPARTMENT OF ENVIRONMENTAL SERVICES, WATER DIVISION PURSUANT TO RSA 485-A, WATER POLLUTION AND WASTE DISPOSAL AND ENV-WQ 1000, SUBDIVISION AND INDIVIDUAL SEWAGE DISPOSAL SYSTEM DESIGN RULES.

**APPLICATION APPROVAL DATE:** 1/12/2017

**APPROVAL NUMBER:** eCA2017011201

**I. PROPERTY INFORMATION**

**Address:** 140 FORTY ACRES ROAD  
NEW LONDON NH 03257  
**Subdivision Approval No.:** 5 PLUS ACRES  
**Subdivision Name:** UNKNOWN  
**County:** MERRIMACK  
**Tax Map/Lot No.:** 039/003-000  
**Registry Book/Page No.:** 2224/968  
**Probate Docket No.:**

**II. OWNER INFORMATION**

**Name:** CHRISTOPHER P BARTLETT  
**Address:** PO BOX 11  
ELKINS NH 03233

**III. APPLICANT INFORMATION**

**Name:** PIERRE J BEDARD  
**Address:** PO BOX 238  
WILMOT NH 03287

**IV. DESIGNER INFORMATION**

**Name:** PIERRE J BEDARD  
**Address:** PO BOX 238  
WILMOT NH 03287  
**Permit No.:** 00641

**V. SPECIFIC TERMS AND CONDITIONS:** Applicable to this Approval for Construction

**A. TYPE OF SYSTEM:** ENVIROSEPTIC

**B. NO. OF BEDROOMS:** 3

**C. APPROVED FLOW:** 675 GPD

**D. OTHER CONDITIONS AND WAIVERS:**

1. This approval is valid for 4 years from date of approval, per Env-Wq 1003.02.
2. Approved for 3-bedroom residence and 1-bedroom studio apartment; total flow 675gpd.
3. No waivers have been approved.



Darren K. King  
Subsurface Systems Bureau

**VI. GENERAL TERMS AND CONDITIONS:** Applicable to all Approvals for Construction

- A. This Approval for Construction is issued to construct the ISDS as identified on Page 1 of this Approval.
- B. This Approval is valid until 1/12/2021, unless an Approval for Operation has been granted.
- C. By exercising any rights under this approval, the parties have agreed to all terms and conditions.
- D. No liability is incurred by the State of New Hampshire by reason of any approval of any Approval for Construction. Approval by the Department of Environmental Services of sewage and waste disposal systems is based on plans and specifications supplied by the Applicant.
- E. The system must be constructed in strict accordance with the approved plans and specifications.
- F. The installed system must be left uncovered and cannot be used after construction until it is inspected and has received an Approval for Operation of Individual Sewage Disposal System (ISDS) by an authorized agent of the Department.
- G. This system must be installed by an installer holding a valid permit. An owner may install the system for his/primary domicile.
- H. This Approval for Construction does not supersede any equivalent or more stringent local ordinances or regulations. State standards are minimal and must be met statewide.

WORK NUMBER: 201605752-1  
APPROVAL NUMBER: eCA2017011201  
RECEIVED DATE: December 18, 2016  
TYPE OF SYSTEM: ENVIROSEPTIC  
NUMBER OF BEDROOMS: 3



# 200 foot Abutters List Report

Tri Town, NH  
January 08, 2018



## Subject Property:

Parcel Number: NewL-039-003-000  
CAMA Number: NewL-039-003-000  
Property Address: 140 FORTY ACRES ROAD

Mailing Address: BARTLETT CHRISTOPHER P  
PO BOX 11  
ELKINS, NH 03233

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## Abutters:

Parcel Number: NewL-038-001-000  
CAMA Number: NewL-038-001-000  
Property Address: 151 FORTY ACRES ROAD

Mailing Address: DEMING BARBARA A TRUST BARBARA  
A DEMING TRUSTEE  
324 DREXEL AVE  
DECATUR, GA 30030

Parcel Number: NewL-039-002-000  
CAMA Number: NewL-039-002-000  
Property Address: 93 FORTY ACRES ROAD

Mailing Address: SMITH KRISTIN & NICHOLAS BAER  
PO BOX 116  
ELKINS, NH 03233

Parcel Number: NewL-039-004-000  
CAMA Number: NewL-039-004-000  
Property Address: 84 FORTY ACRES ROAD

Mailing Address: SMITH KRISTIN & NICHOLAS BAER  
PO BOX 116  
ELKINS, NH 03233

Parcel Number: NewL-039-005-000  
CAMA Number: NewL-039-005-000  
Property Address: 375 WHITNEY BROOK ROAD

Mailing Address: JOHNSON NORBERT JR & MONIQUE  
32 STONE WEDGE CIRCLE  
N ANDOVER, MA 01845



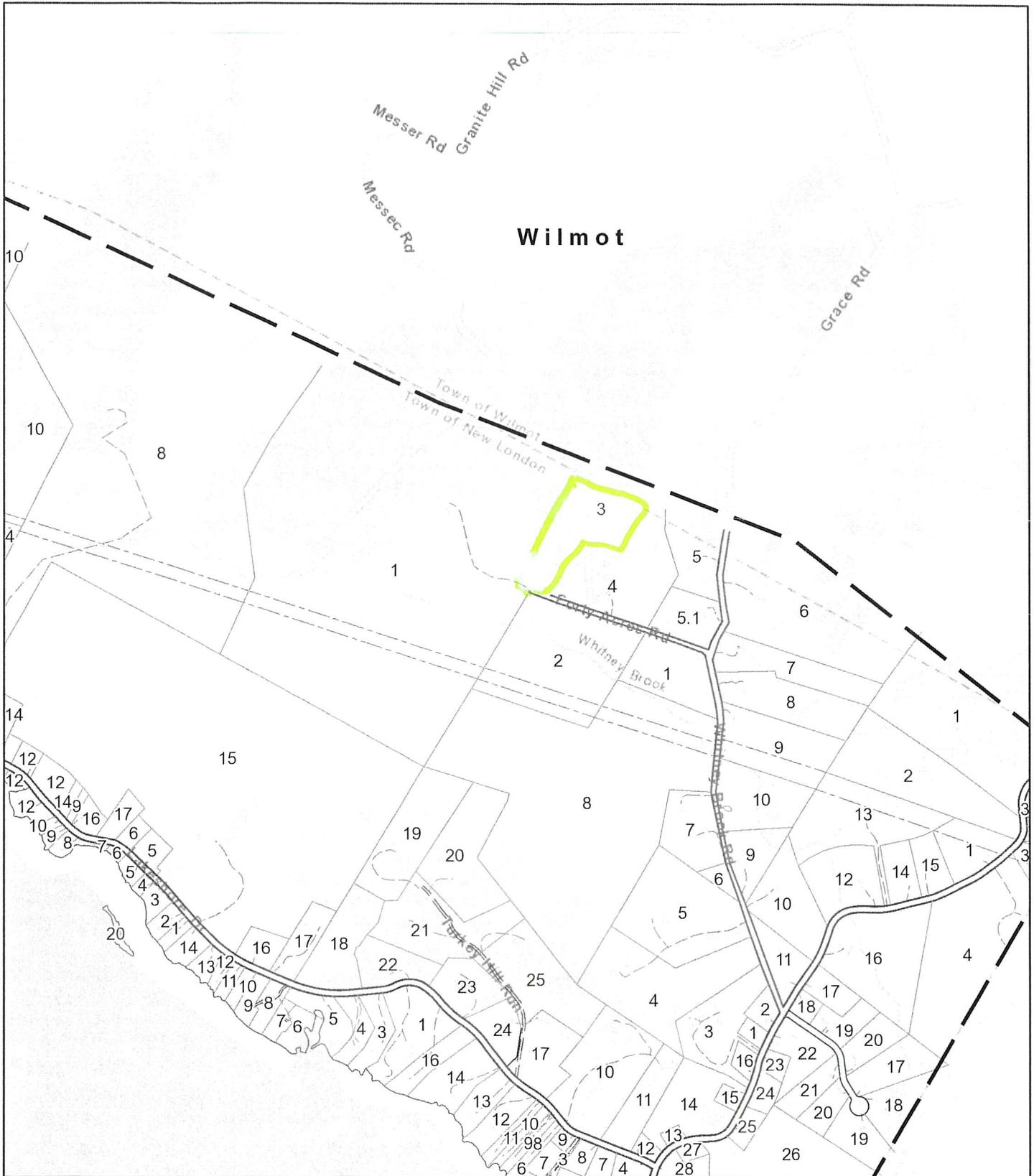
Tri Town, NH



January 17, 2018

1 inch = 1075 Feet

www.cai-tech.com



Data shown on this map is provided for planning and informational purposes only. The municipality and CAI Technologies are not responsible for any use for other purposes or misuse or misrepresentation of this map.

OWNER INFORMATION

KUZIL, STEPHEN AND BARBARA

PO BOX 248

ELKINS, NH 03233

SALES HISTORY

Date	Book	Page	Type	Price	Grantor
06/06/2003	2517	1131	Q1	450,000	HUNTOON, LEE F

PICTURE

Listing Date	Listing Type	Notes
07/18/12	JBVL	BRN; 7X11 ADDED AFTER SALE; 7/12 PU CTH; ATF MEAS 8FT; FHW HEAT IN
03/16/10	EBRL	ADDTN; FIX DEK MEAS; PU POOL; CENTRAL VAC; GUARDIAN GEN; DNPU
08/18/04	SJRL	HEARTH;

EXTRA FEATURES VALUATION

Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Market Value	Notes
PATIO	182	26 x 7	148	7.00	40	754	EST, SHAPE
LEAN-TO	180	6 x 30	149	4.00	75	805	
GARAGE-1.5 STY	1,440	48 x 30	71	26.00	75	19,937	
GREENHOUSE-GLASS	260	10 x 26	122	24.00	80	6,090	ATT HSE
POOL-INGRND-VINYL	512	16 x 32	91	28.00	70	9,132	
						<b>36,700</b>	

PARCEL TOTAL TAXABLE VALUE

Year	Building	Features	Land
2016	\$ 261,200	\$ 36,700	\$ 58,233
			Parcel Total: \$ 356,133
2017	\$ 261,200	\$ 36,700	\$ 58,222
			Parcel Total: \$ 356,122
2018	\$ 261,200	\$ 36,700	\$ 58,222
			Parcel Total: \$ 356,122

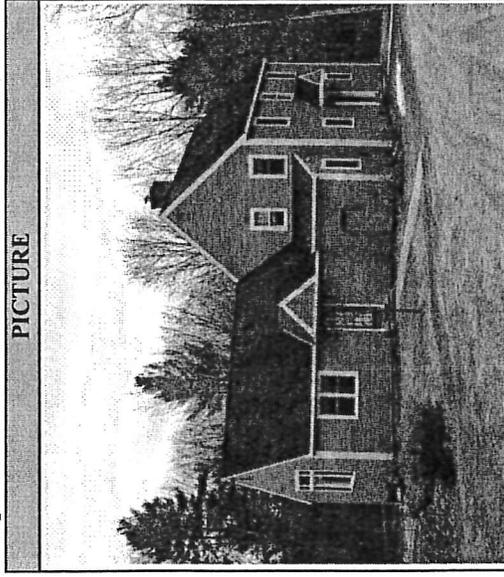
LAND VALUATION

Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes	
IF RES	1.960 ac	55,940	G	120	100	95	95	95 -- MILD	100	57,600	0	N	57,600		
UNMNGD HARDWD	10.200 ac	x 1,700	X	91				90 -- ROLLING	100	14,200	67	N	622		
UNMNGD HARDWD	150.000 ff	x 50	G	120					80	7,200	0	N	0		
												<b>12.160 ac</b>	<b>79,000</b>	<b>58,222</b>	

Zone: RESIDENTIAL Minimum Acreage: 2.00 Minimum Frontage: 150 Site: AVERAGE Driveway: GRAVEL/DIRT Road: GRAVEL/DIRT

MUNICIPAL SOFTWARE BY AVITAR

WILMOT ASSESSING OFFICE



**PICTURE**

**OWNER**  
KUZIL, STEPHEN AND BARBARA  
PO BOX 248  
ELKINS, NH 03233

TAXABLE DISTRICTS	
District	Percentage

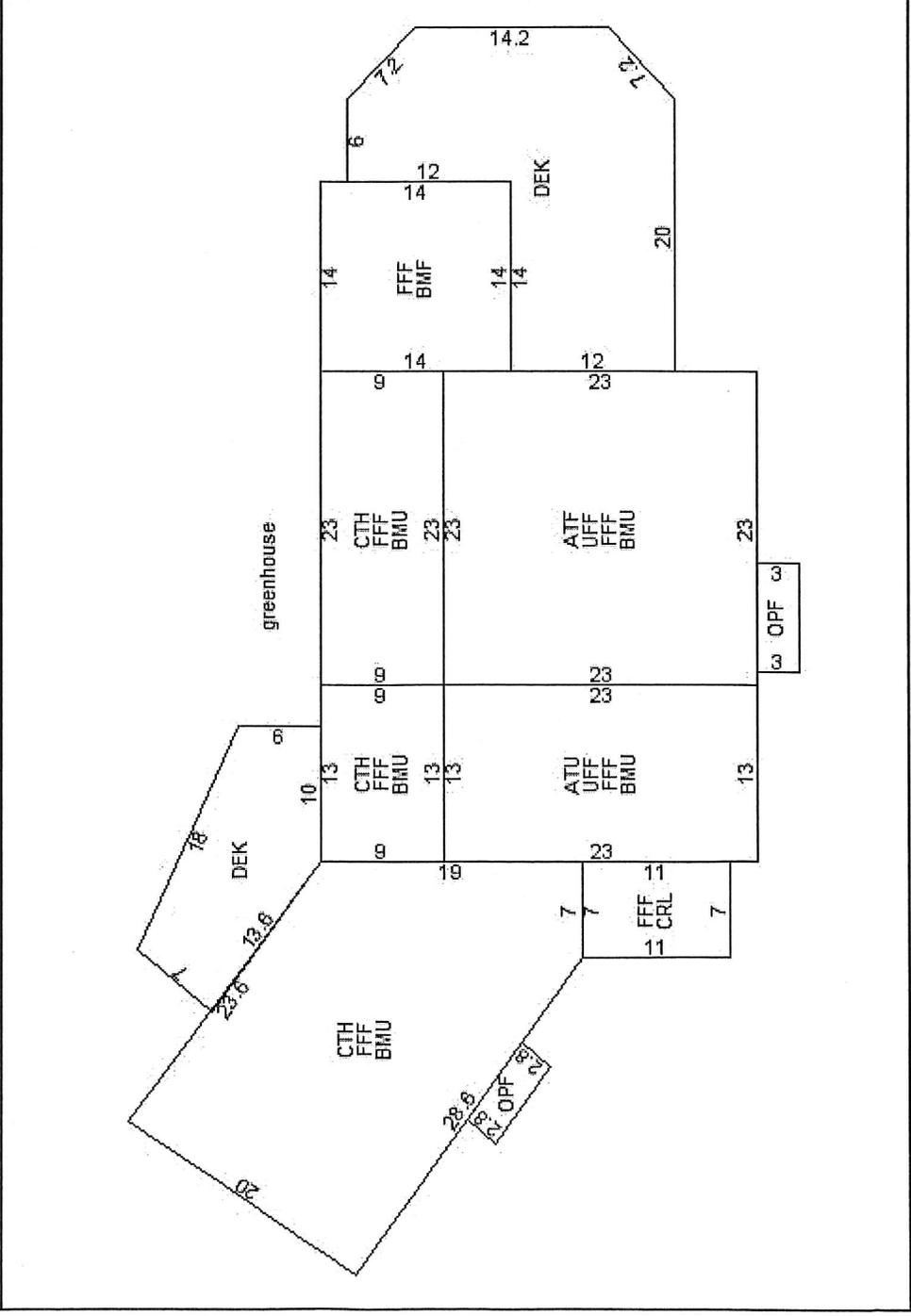
**BUILDING DETAILS**

Model: 2.00 STORY FRAME COLONIAL  
Roof: GABLE OR HIP/ASPHALT  
Ext: CLAP BOARD/CEMENT CLAPBOARD  
Int: DRYWALL  
Floor: HARDWOOD  
Heat: GAS/FA DUCTED  
Bedrooms: 4 Baths: 4.5 Fixtures: 15  
Fireplaces: 1  
Generators: 1  
A/C: No  
Quality: A2 AVG+20  
Com. Wall:

**PERMITS**

Date	Permit ID	Permit Type	Notes

Base Rate: RSA 80.00  
Bidg. Rate: 1.0912  
Sq. Foot Cost: \$ 87.30



**BUILDING SUB AREA DETAILS**

ID	Description	Area	Adj.	Effect.
ATF	ATTIC FINISHED	529	0.25	132
UFF	UPPER FLR FIN	828	1.00	828
FFF	FST FLR FIN	2006	1.00	2006
BMU	BSMNT	1733	0.15	260
BMF	BSMNT FINISHED	196	0.30	59
DEK	DECK/ENTRANCE	577	0.10	58
ATU	ATTIC	299	0.10	30
CRL	CRAWL SPACE	77	0.05	4
CTH	CATHEDRAL	905	0.10	91
OPF	OPEN PORCH FIN	44	0.25	11
<b>GLA:</b>	<b>2,966</b>	<b>7,194</b>		<b>3,479</b>

**2015 BASE YEAR BUILDING VALUATION**

Market Cost New:	\$ 303,717
Year Built:	1983
Condition For Age:	GOOD
Physical:	14 %
Functional:	
Economic:	
Temporary:	
Total Depreciation:	14 %
Building Value:	\$ 261,200

OWNER INFORMATION		SALES HISTORY		PICTURE			
LOCHRIDGE TRUSTEE, RILEY		Date	Book	Page	Type	Price	Grantor
128 HUDSON STREET		07/06/2017	2009	1594	U V 44	1	GRIFFITH, ELEANOR R
HUDSON, OH 44236							
LISTING HISTORY		NOTES					
03/17/10	EBRL	POSSIBLE VIEW; MIN RD FRNTG ON GRACE, FRNTG ON GRANITE HILL;					

EXTRA FEATURES VALUATION							
Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Market Value	Notes

MUNICIPAL SOFTWARE BY AVITAR

**WILMOT ASSESSING OFFICE**

**PARCEL TOTAL TAXABLE VALUE**

Year	Building	Features	Land
2016	\$ 0	\$ 0	\$ 3,385
	Parcel Total: \$ 3,385		
2017	\$ 0	\$ 0	\$ 3,327
	Parcel Total: \$ 3,327		
<b>2018</b>	<b>\$ 0</b>	<b>\$ 0</b>	<b>\$ 3,327</b>
	<b>Parcel Total: \$ 3,327</b>		

**LAND VALUATION**

Zone	RESIDENTIAL	Minimum Acreage	2.00	Minimum Frontage	150	Site	UNDVELOPED Driveway	UND Road	GRAVEL/DIRT								
Land Type	Units	Base Rate	NC	Adj	Site	85	95	90	90	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes
UNMNGD HARDWD	2.000 ac	56,000	F	110	85	95	90	90	90	--	ROLLING	100	40,300	50	N	114	
UNMNGD HARDWD	56.310 ac	x 1,700	X	68						--	MODERATE	100	55,300	50	N	3,213	
UNMNGD HARDWD	150.000 ft	x 50	F	110								80	6,600	0	N	0	GRANITE HILL RD
	<b>58.310 ac</b>												102,200			<b>3,327</b>	





January 23, 2018

**Bartlett ADU Application, 140 Forty Acres Road, Elkins, New Hampshire.**

Statement of Intent:

We are applying to add an Accessory Dwelling Unit (ADU) to our home at 140 Forty Acres Road with the intent of being able to bring my mother (Margaret P. Bartlett DOB: 4/2/28), into our home full time. Margaret previously lived in New London (160 Barrett Road) but would like the independence of having her own space while having access to her family and grandchildren. Like many families, we are trying to be proactive as we plan for her to be unable to drive in the future and for a time when she will need ongoing assistance with daily life .

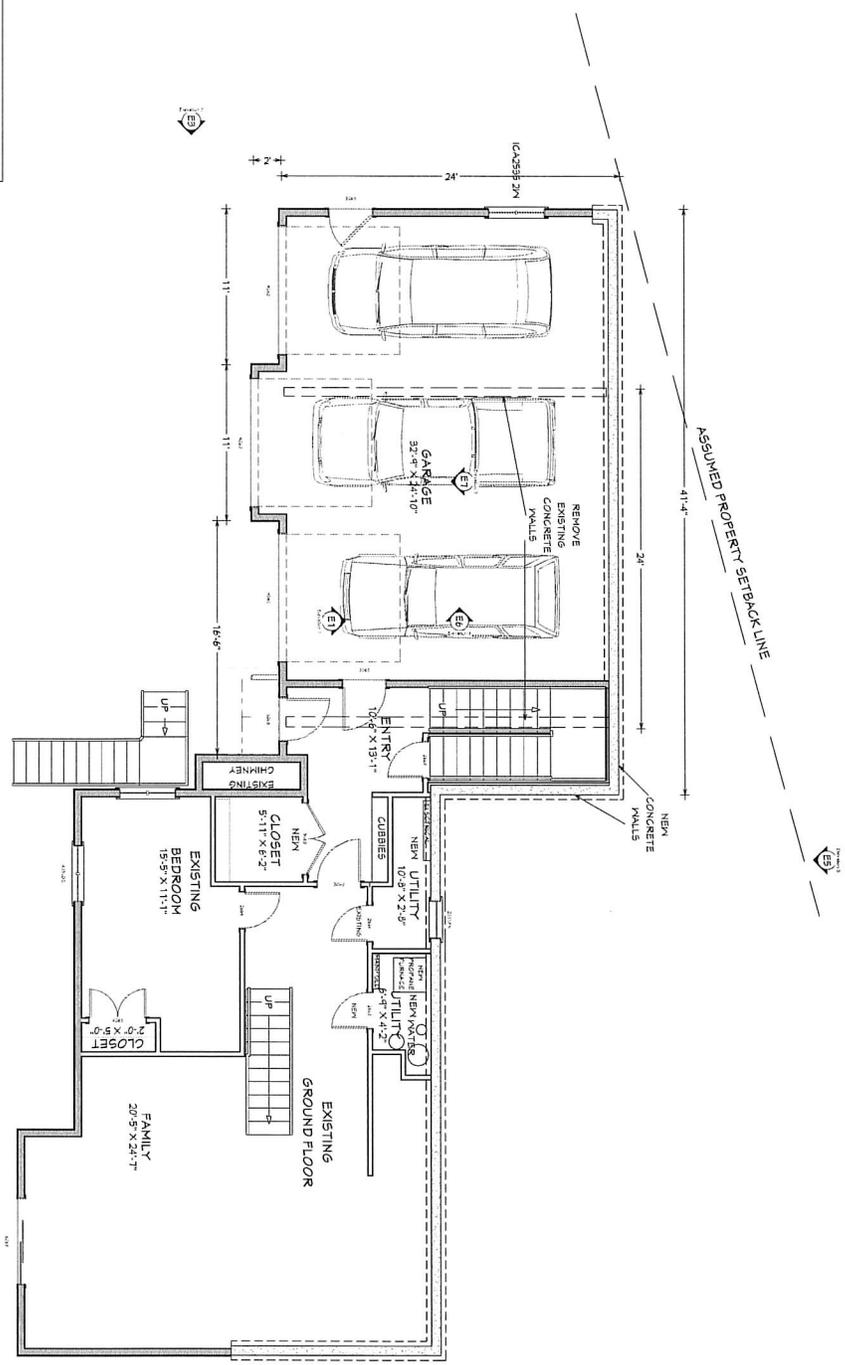
We believe that the addition of this ADU fits within the character of our existing home and the intent of our application fits the criteria for consideration.



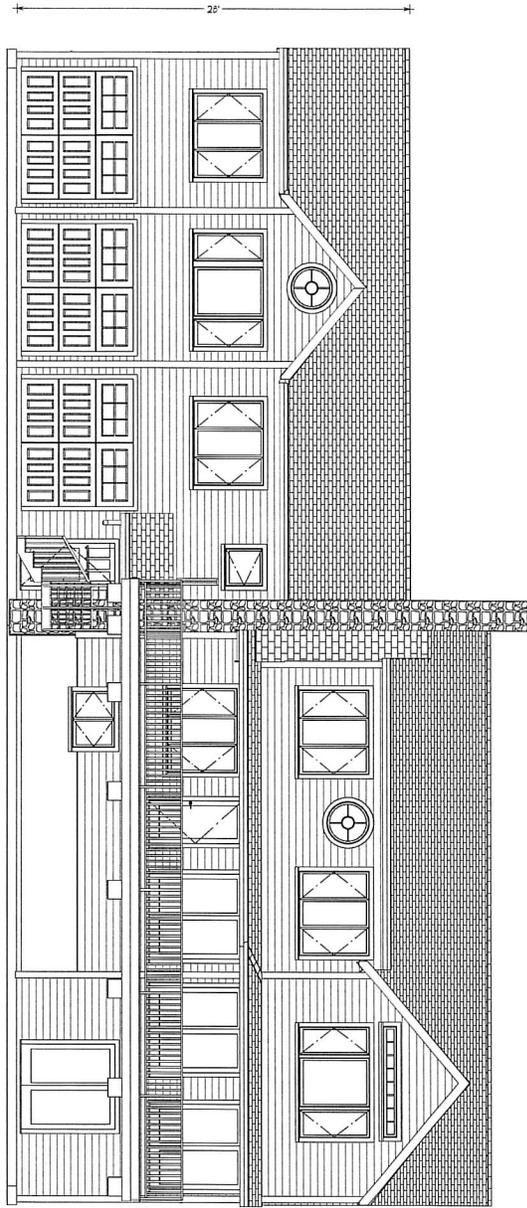


**NOTICE:**

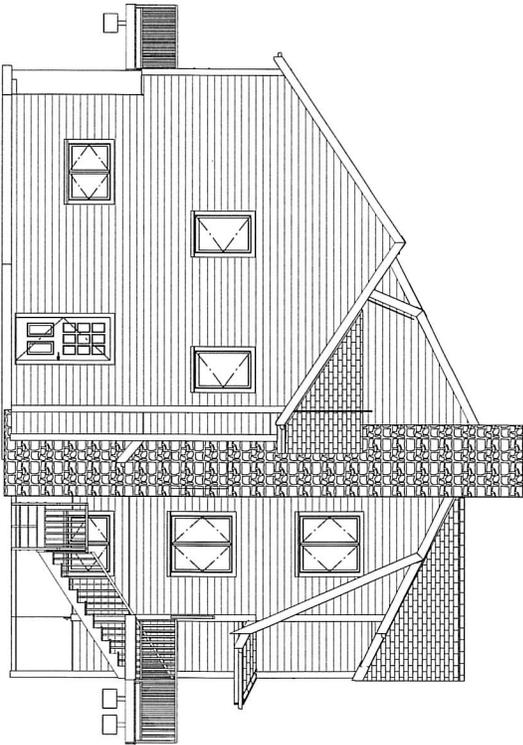
BRUCE J. PARSONS DESIGN, LLC IS A RESIDENTIAL DESIGN FIRM. THESE CONCEPTUAL DESIGN DRAWINGS ARE PREPARED AND REVIEWED BY A LICENSED ARCHITECTURAL ENGINEER, THE BUILDER OR CONTRACTOR AND HOMEOWNER MUST VERIFY ALL DETAILS PER LOCAL CODES, ORDINANCES AND ALL APPLICABLE REGULATIONS AND PERMITS. THESE DRAWINGS SHALL REMAIN THE EXCLUSIVE PROPERTY OF BRUCE J. PARSONS DESIGN, LLC AND ARE NOT TO BE REPRODUCED OR USED FOR ANY OTHER PROJECTS WITHOUT THE WRITTEN CONSENT OF BRUCE J. PARSONS DESIGN, LLC. THESE DRAWINGS ARE LIMITED TO ONE TIME USE TO CONSTRUCT THIS DESIGN AND ONLY THOSE BUILDING PERMITS OR PERMITS TO THE DESIGNER. ANY OTHER USES, REVISIONS, ALTERATIONS, OR MODIFICATIONS SHALL BE THE RESPONSIBILITY OF THE BUILDER OR CONTRACTOR. CONNECTION WITH ANY OTHER CONSTRUCTION OR PROJECTS IS PROHIBITED. THE FOREGOING SHALL APPLY REGARDLESS OF WHETHER THE DESIGN IS CONSTRUCTED.



<p><b>A-3</b></p>	<p>SHEET:</p>	<p>SCALE: 1/4" = 1'-0"</p>	<p>DATE: 1/2/2018</p>	<p>DRAWINGS PROVIDED BY:  <b>Bruce J. Parsons Design LLC</b>          P. O. Box 1916          76 Bog Road          New London, NH 03257          603-545-9941</p>	<p>PROJECT DESCRIPTION:  <b>CHRISTOPHER BARTLETT          MARGARET BARTLETT          140 FORTY ACRES ROAD,          ELKINS, NH</b></p>	<p style="text-align: center;"><b>FOUNDATION</b></p>	<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 5%;">NO.</th> <th style="width: 60%;">DESCRIPTION</th> <th style="width: 15%;">BY</th> <th style="width: 20%;">DATE</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table>	NO.	DESCRIPTION	BY	DATE																	
NO.	DESCRIPTION	BY	DATE																									



E-2



E-3

**• NOTICE •**

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THESE DRAWINGS SHALL REMAIN THE EXCLUSIVE PROPERTY OF BRUCE J. PARSONS DESIGN LLC AND THE CLIENTS. RIGHTS TO USE THESE DRAWINGS IS LIMITED TO ONE TIME USE TO CONSTRUCT THIS DESIGN AND ANY OTHER USES WITHOUT THE WRITTEN PERMISSION OF BRUCE J. PARSONS DESIGN LLC. THE USE OR REPRODUCTION OF THESE DRAWINGS IN CONNECTION WITH ANY OTHER CONSTRUCTION OR PROJECT IS PROHIBITED. THE FOREGOING SHALL APPLY REGARDLESS OF WHETHER THE DESIGN IS CONSTRUCTED.

A-4

SHEET: 1/4" = 1/8" SCALE: 1/2/2018 DATE:

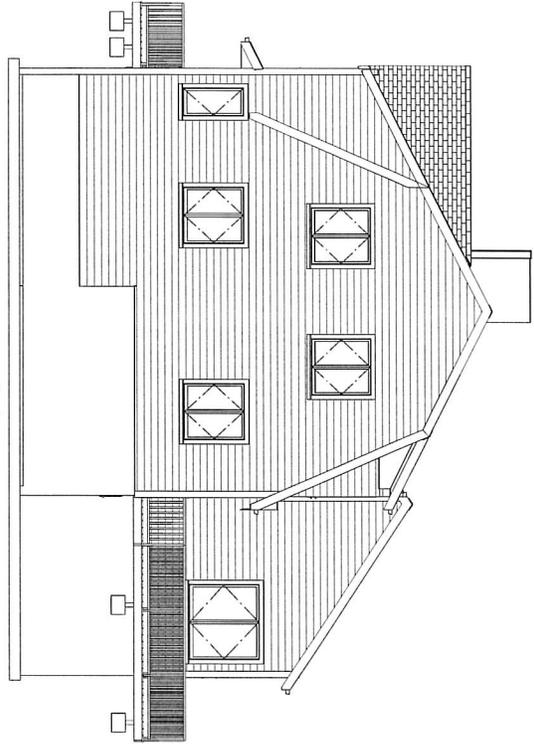
DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC  
 P.O. Box 1916  
 76 Big Road  
 New London, NH 03257  
 603-545-8947

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

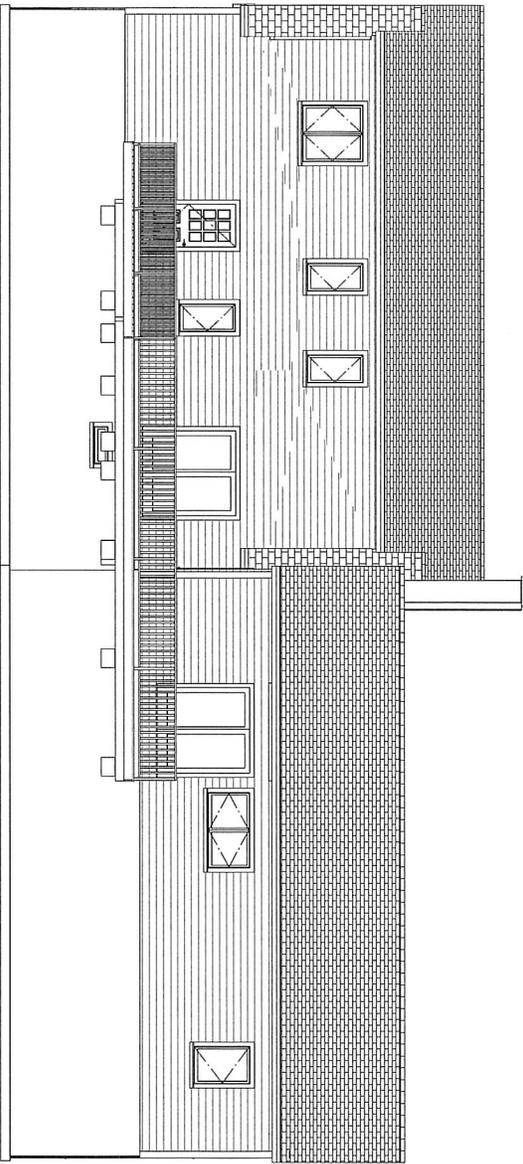
ELEVATIONS

NO.	DESCRIPTION	BY	DATE





E-4



E-5

**NOTICE:**  
 BRUCE J. PARSONS DESIGN, LLC IS A RESIDENTIAL HOUSING  
 THESE CONCEPTUAL DRAWINGS ARE NOT TO BE USED AND VIEWED  
 IN A LICENSED STATE OF NEW HAMPSHIRE WITHOUT THE DIRECTOR OF  
 CONSTRUCTION AND HOMEOWNERS ASSIST  
 ALSO CHECK AND VERIFY ALL DIMENSIONS AND VERIFY ALL  
 DETAILS PER LOCAL CODES AND ACCEPTED PRACTICES AND BE  
 RESPONSIBLE  
 FOR THEM.  
 THESE DRAWINGS SHALL REMAIN THE EXCLUSIVE PROPERTY  
 OF BRUCE J. PARSONS DESIGN, LLC. NO RIGHTS TO REPRODUCE OR  
 LIMITED TO ONE TIME USE TO CONSTRUCT THIS DESIGN AND  
 ONLY THOSE FULL PAYMENT OF FEES DUE TO THE DESIGNER.  
 CONNECTION WITH ANY OTHER CONSTRUCTION OR IT BEING IS  
 PROHIBITED. THE FOREGOING SHALL APPLY REGARDLESS OF  
 WHETHER THE DESIGN IS CONSTRUCTED.

**A-5**

SHEET:  
 SCALE: 1/4" = 1'-0"  
 DATE: 1/22/2018

DRAWINGS PROVIDED BY:  
**Bruce J. Parsons Design LLC**  
 P. O. Box 1916  
 76 Eng Road  
 New London, NH 03257  
 603-545-9941

PROJECT DESCRIPTION:  
**CHRISTOPHER BARTLETT  
 MARGARET BARTLETT  
 140 FORTY ACRES ROAD,  
 ELKINS, NH**

**ELEVATIONS**

NO.	DESCRIPTION	BY	DATE



**\* NOTICE \***

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THESE DRAWINGS SHALL REMAIN THE EXCLUSIVE PROPERTY OF BRUCE J. PARSONS DESIGN, LLC AND THE CLIENT'S RIGHTS TO USE THESE DRAWINGS IS CONDITIONED AND LIMITED TO ONE TIME USE TO CONSTRUCT THIS DESIGN AND ONLY THE USE OR REPRODUCTION OF SUCH DRAWINGS IS PROHIBITED. THE FOREGOING SHALL APPLY REGARDLESS OF WHETHER THE DESIGN IS CONSTRUCTED.

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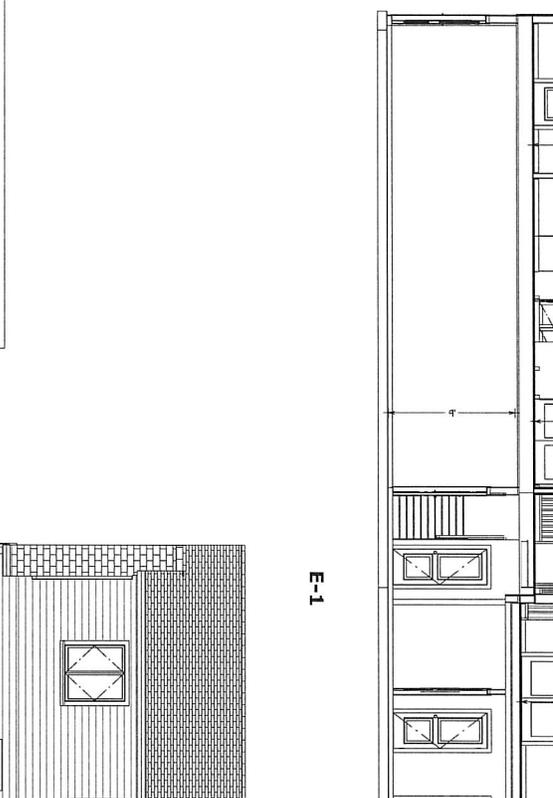
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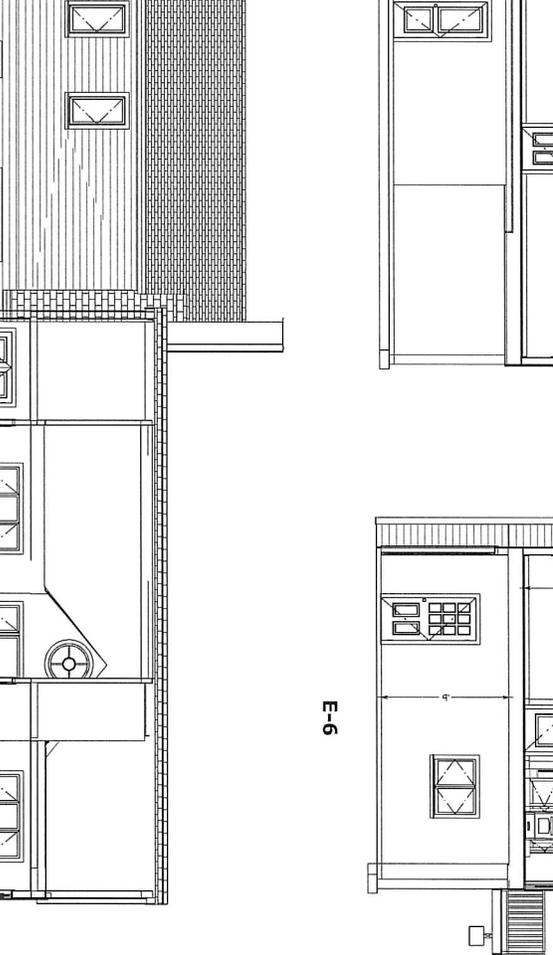
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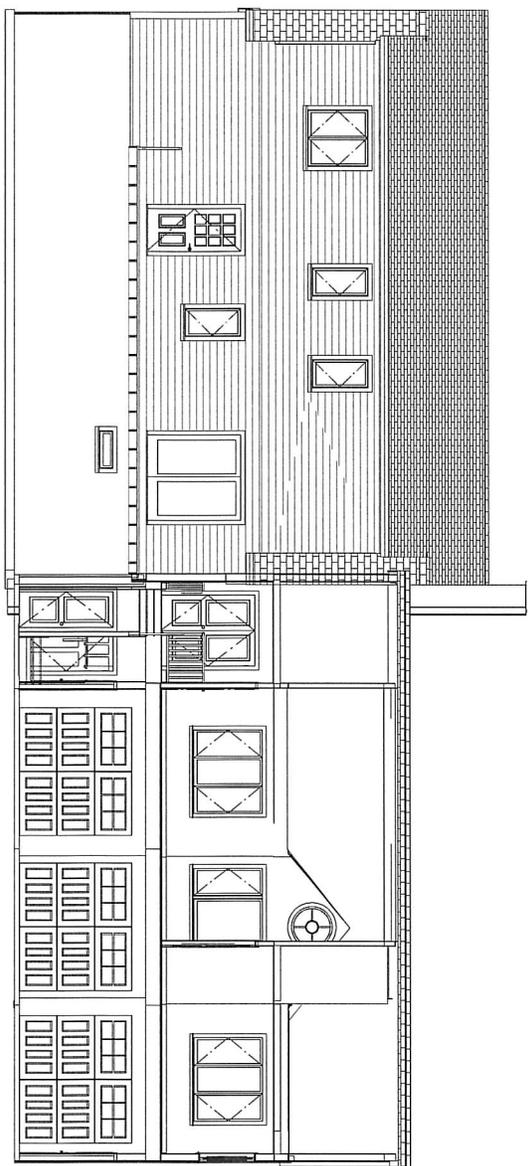
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E-1



E-6



E-7

**SECTIONS**

NO.	DESCRIPTION	BY	DATE



**A-6**

SHEET: 1/4" = 10"

SCALE: 1/2/2018

DATE: 1/2/2018

DRAWINGS PROVIDED BY:  
**Bruce J. Parsons Design LLC**  
 P. O. Box 1416  
 76 Bog Road  
 New London, NH 02251  
 603-545-4947

PROJECT DESCRIPTION:  
**CHRISTOPHER BARTLETT  
 MARGARET BARTLETT  
 140 FORTY ACRES ROAD,  
 ELKINS, NH**

PROJECT: BRUCE J. PARSONS DESIGN, LLC'S RESIDENTIAL HOUSING PROJECTS

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

DATE: 1/2/2018

SCALE: 1/4" = 10'

**\* NOTICE \***

BRUCE J. PARSONS DESIGN, LLC'S RESIDENTIAL HOUSING THESE CONCEPTUAL PLANS MUST BE CHECKED AND VERIFIED BY A LICENSED STRUCTURAL ENGINEER, THE BUILDER OR CONTRACTOR AND HOMEOWNER MUST VERIFY ALL DETAILS PER LOCAL CODES AND ACCEPTED PRACTICES AND BE SOLELY RESPONSIBLE FOR THEM.

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DATE: 1/2/2018

SCALE: 1/4" = 10'

SHEET: A-7

DRAWINGS PROVIDED BY: Bruce J. Parsons Design LLC

P.O. Box 1914  
76 Bog Road  
New London, NH 02257  
603-545-9941

PROJECT DESCRIPTION: CHRISTOPHER BARTLETT MARGARET BARTLETT 140 FORTY ACRES ROAD, ELKINS, NH

**SPECIFICATIONS**

NO.	DESCRIPTION	BY	DATE

