APPLICATION FOR A VARIANCE

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To: Zoning Board of Adjustment, Town of New London

Name of owner/applicant: ROBERT L. STAHLMAN

Mailing Address: PO Box 84 WILMOT State: NH Zip 03287

Home Telephone: 603-877-0119 Work Telephone: X Cell: 603-496-2195

Email address: Bob StahL12@comcast.net

Owner of property: Donald & Elaine G.M. GREANEY
(if same as applicant, write "same")

Location of property 21 Gould Rd, New London, NH

Tax Map Number: 84 Lot Number: 81 Zone: RESIDENTAL

A variance is requested from the provisions of Article: V Section: A of the Zoning Ordinance to permit A PARKING LOT FOR OFFICE AUTOS IN A SUBDIVISION OF A 1.3 ACRE RESIDENTAL LOT.

Facts supporting this request:

1. The variance will not be contrary to the public interest:
The residental owner will retain .93 ACRES WITH HIS HOUSE, The other .26 ACRES will be purchased by Robert STAHLMAN to Add AN Auto PARKING lot to his office bldg on Adjacent commerical property, 74 Pleasant ST
2. The spirit of the ordinance is observed: The Stahlman Office Bldg, 1987, has had up to 50 employees & tenants who rented Additional Parking Next to & Across The street (Pleasant ST). The offices restricted to 23 positions - Present
3. Substantial justice is done: REVIEWED & submitted by PLANNING Board. A formal VARIANCE is req'd. The Stahlman Bldg (1987) has been A valuable Asset to New London AND Additional Parking is Absolutely Necessary SINCE rented spots ARE NO LONGER AVAILABLE. The New Lot (.23 Acres) is Adjacent to the office bldg & will increase total parking to 41 spots.
4. The values of surrounding properties are not diminished; and:
The New parking lot is surrounded on (2) sides by COMMERIAL property. On (1) side by the owner of the residential house & .93 ACRES - HE is selling the lot to Stahlman. The 4th side is (4) Condos which will be About 100 ft AWAY & Not experience Any bad items.
5. Literal enforcement of the provisions of the ordinance would result in an unnecessary hardship.
No - Absolutely Necessary for "STAHLMAN" AND Approved by the property owner by selling the lot to Stahlman

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:

(1) 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;

TRUE

and

(2) The proposed use is a reasonable one;

The parking will be reasonable as an addition & no "hardress" to the house owner & single neighbor

B. If the criteria in subparagraph (A) 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 lot is adjacent to (2) office buildings & parking lots plus a church and major parking

New Property Owner
Owner/applicant(s) Signature: Robert L. Stahlmer Date: 9-1-15

NOTE: This application is not acceptable unless all required statements have been made. Additional information may be supplied on a separate sheet if the space provided is inadequate.

For questions or assistance in completing these forms, please contact:
Lucy St. John, Zoning Administrator
603-526-4821, ext. 16
Email: zoning@nl-nh.com

Or

Amy Rankins, Assessing Coordinator
603-526-4821, ext. 20
Email: landuse@nl-nh.com