

The Town of Harrisville

705 Chesham Road, Harrisville, NH 03450 tel: (603) 827-3431 (ext 1)

Zoning Board of Adjustment

Application for Hearing

Application number _____

Date received _____

Date fees paid _____

Hearing date _____

***NOTE:** In order to be accepted and placed on the ZBA agenda, applications must be signed by the applicant, with the appropriate section below completed, and accompanied by the required supporting information and filing fee as outlined on page 3 of this form.*

Received from

Property Owner Name _____

Agent Name (if not owner) _____

Mailing Address _____

Phone/email _____

Property Identification

Property Address

Tax Map ID (map & lot) _____

Zoning District _____

Section 1 – Application for a Special Exception

The ZBA, in appropriate cases and subject to appropriate conditions and safeguards, under Article 20 Section 1.2, may make Special Exceptions to the terms of the ordinance. All Special Exceptions shall be made in harmony with the general purpose and intent of the zoning ordinance and shall be in accordance with the general or specific rules contained in the ordinance. Special Exceptions granted shall be valid if exercised within 2 years from the date of final approval, or as further extended by the ZBA for good cause, provided that no such special exception shall expire within 6 months after the resolution of a planning application filed in reliance upon the Special Exception.

Applicant hereby requests a Special Exception as provided in Article ___ Section ___ of the Zoning Ordinances for the following:

Section 2 – Application for a Variance

The ZBA may authorize, upon appeal in specific cases, a Variance from the terms of the zoning ordinance if:

- 1. The values of surrounding properties are not diminished;
- 2. The variance will not be contrary to the public interest;
- 3. Substantial justice is done by granting the variance;
- 4. The spirit of the ordinance is observed;
- 5. Literal enforcement of the ordinance would result in an unnecessary hardship as defined by New Hampshire Revised Statutes Annotated Chapter 674, Section 33, as amended.

The terms specified in the approval of any Variance granted by the ZBA shall be carried out within one year of approval. If not, a new request for a Variance must be submitted.

Applicant hereby requests a Variance from the terms of Article ___ Section ___ of the Zoning Ordinances for the following:

Section 3 – Appeal of Administrative Decision

Appeals to the ZBA may be made by any person aggrieved, or by any officer, department, or board affected by any decision made by the Select Board, Building Inspector, Planning Board or Zoning Board involving construction, interpretation or application of the terms of the ordinances. Such appeal shall be taken within a reasonable time, as provided by the rules of the board, by filing with the officer from whom the appeal is taken and with the ZBA a notice of appeal specifying the grounds thereof.

Applicant hereby appeals the decision of _____ concerning the following:

Information Required with Application for Special Exceptions and Variances

1. List of abutters with current mailing addresses. (Under NH RSA 672:3 “Abutter” means any person whose property is located in New Hampshire and adjoins or is directly across the street or stream from the land under consideration by the local land use board.)
2. Copy of Deed
3. A site plan showing the entire property
4. Accurate distances of existing and proposed structures to property lines, rights-of-way and water bodies
5. Plans of existing and proposed construction with key exterior dimensions shown
6. Pictures or drawings showing elevations (front, side, rear) of structures to which changes are proposed
7. A narrative explanation as to how the proposal meets each individual criteria specified in the ordinances for granting of the requested relief
8. Owner’s Authorization Letter if Applicant is Agent for the Owner

The ZBA will not require submission of an application to, or receipt of a permit or permits from, other state or federal government bodies prior to accepting an application for review or rendering its decision. However, decisions of the ZBA may be made conditional on the Applicant’s obtaining additional permit from authorities having jurisdiction.

The Zoning Board of Adjustment will hold a Public Hearing within 30 days of receipt of a properly completed application. At least 5 days before the Hearing, public notice of the Hearing will be printed in the Keene Sentinel and mailed to the applicant, all abutters and other parties the Board may deem to have an interest. Owners or their Agents must appear in person at the Public Hearing.

Applicant Certification

(If you are not the property owner, you must submit a letter from the owner authorizing you to act as his/her duly authorized Agent.)

I hereby certify that the information provided is true and correct to the best of my knowledge.

Printed Name _____

Signature of Applicant _____ Date _____

Schedule of Fees:

Filing fee: \$35.00 per application =

Mailing fees: \$10.00 per abutter (based on submitted list of abutters) =

Newspaper notice: As determined by Keene Sentinel =

Total Fees =