



TOWN OF NORTHFIELD
APPLICATION FOR SPECIAL EXCEPTION

What is a Special Exception? Certain sections of the zoning ordinance provide that a particular use of property in a particular zone will be permitted by special exception if specified conditions are met. The necessary conditions for each special exception are given in the ordinance. Your appeal for a special exception will be granted if you can show that the conditions stated in the ordinance are met.

APPLICANT INFORMATION

Name Scott Lewandowski
Applicant's Address 42 Caveney Drive Northfield NH 03276
Tel # 520-2262 Email Address S.Lewandowski@hotmail.com

AGENT INFORMATION

Name
Address
Tel #
Email Address

PROPERTY INFORMATION

Physical Location 20 Caveney Drive Northfield NH 03276
Tax Map and Lot Number(s) 00015 00002
Current Zoning of the Site (circle all that apply) (R1) R2 Comm/Ind Conservation Ground Water Protected
Site in Acres 7.829 Site in Square Ft. 346639.2 Total Developable Acres
Type Sewage Disposal Municipal Private Other
Type of Water Supply Municipal Private Other

PROJECT INFORMATION

Please describe your proposed plan/use Change from single family to 2 family + short-term boarding

What is the property used for now?

- The property is currently vacant
Single Family Home
Multi Family Home
Business
Residence and Business
Agricultural

I am requesting a Special Exception from article 7 section 7.1 of the Zoning Ordinance.

Explain how the proposal meets the special exception criteria as specified in Article 8, Section 8.2 of the Northfield Zoning Ordinance: (please contact the assessor's office with any questions):

Criteria #1 Whether the site proposed for the use is appropriate based upon existing development, the master plan, availability of public facilities and utilities, character of the site, and nature of the proposed use? footprint remains unchanged, only addition of 16 foot wall to structure.

Criteria #2 Compatibility of the site with property and land uses in the vicinity. There is ample set back from abutting properties and a mix of tree/field.

Criteria #3 Adequacy of, and plans for, sanitary facilities, water supply and road access existing septic and Dr. Neway on site to handle property. Drilled well already in place.

Criteria #4 Such other factors as may be appropriate owner primary residence on abutting property, minimal exterior renovations to be completed.

**ABUTTER'S LIST:** An abutter is anyone with property that shares a boundary line or is on the other side of the street from a boundary line. (Please list all abutters and addresses on an additional sheet if necessary). If you have any difficulty, consult the assessor's office, but the accuracy the list is your responsibility. **Applicant and/or property owner must be include in list of abutters as well as any engineer, surveyors, wetlands scientist involved in the application and any others it covered in RSA 477:45.**

NAME	ADDRESS	TAX & LOT #
Jeffrey Hill	67 Bay Street Northfield	00015/00005
Francis McGuire	55 Hidden Lane Northfield	00015/00006
Anthony Juliano	13 Jordan Lane Northfield	00015/0003B
- Louis Manfra	1101 Colony Point Circle APT #4	00015/0003A
II	Pembroke Pines, FL #33026	"
Scott Lewandowski	42 Cavney Drive Northfield	00009/00034
Lesley Barton	36 Cavney Drive Northfield	00015/00001
Allen + Tricia Foster	52 Cavney Drive Northfield	009-0031-000
State of NH DOT Carol Murray	7 Hazen Drive Concord NH, 03302	009-20A-000
Michael + Andrea Burke	9 Cavney Drive Northfield	014-0036-000
- Louis Manfra	1101 Colony Point Circle APT #4 Pembroke Pines FL #33026	015-004A-000

APPLICATION FEES	
Special Exception	\$100.00
Abutter Notification	\$ 10.00
(To be increased as U.S. Postal Rates Increase)	

Total # of Abutters x \$10.00 = \$ 90.-  
 Application Fee = \$ 100.-  
**Total Due - \$ 190.-**



**Before signing your application**

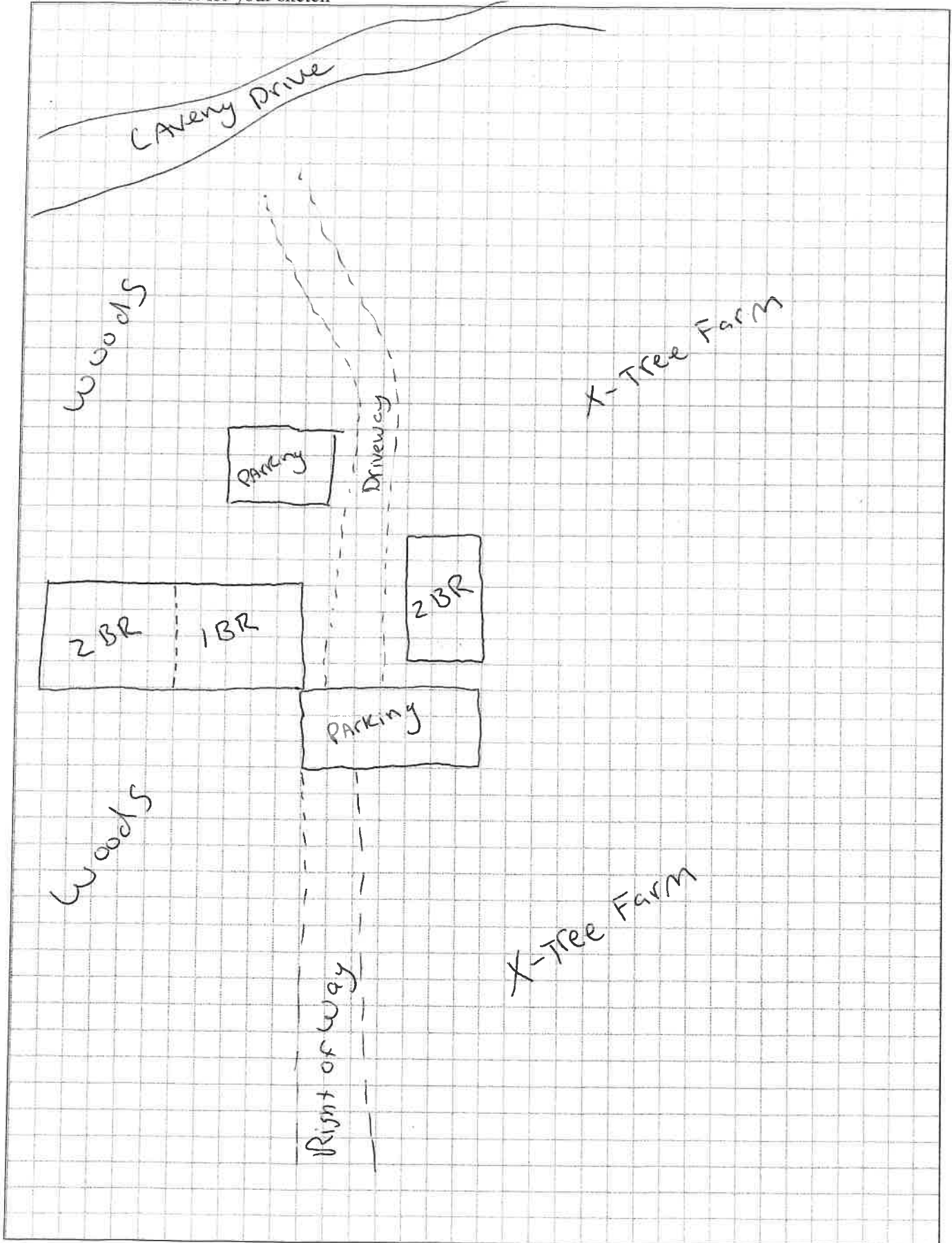
- ✓ Have you answered all the questions?
- ✓ Does your **sketch** include all requested information?
- ✓ Have you included 3 sets of mailing labels for the applicant, abutters and any engineers, surveyors, wetland scientists, etc involved?

I request a special exception for the project described in this application and grant town officials permission to access my property for inspection purposes related to this project. I understand that any misrepresentation in this application, intentional or not, will invalidate ZBA approval.

Applicant [Signature] Date 2/24/22  
 (Signature)  
 Land Owner: [Signature] Date 2/24/22  
 (Signature)

Office Use Only		
Date Received: <u>2/24/22</u>	Received by: <u>SAG</u>	Amount paid: <u>190.-</u>
Date paid: <u>2/24/22</u>	Check No.: <u>525</u>	

Please use this sheet for your sketch



9171 9690 0935 0266 4803 91

9171 9690 0935 0266 4804 07

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