

# NOTICE OF DECISION

## Washington Zoning Board of Adjustment

**Case No:** 16-25

**Date of Decision:** 2/1/2023



The Selectmen, any party to the action, or any person directly affected has a right to appeal this decision. For complete information, see [RSA 677:2 Rehearing and Appeal Procedures](#). This notice has been placed on file and made available for public inspection in the records of the ZBA. Copies of this notice have been distributed to the applicant and the Board of Selectmen.

<b>Applicant</b>	Lloyd Sturges
<b>Address</b>	39 Maple Way
<b>Owner</b>	Lloyd Sturges
<b>Lot</b>	16-25

You are hereby notified of the decision by unanimous vote of the ZBA of the following variances.

	<b>Variance</b>	<b>LUO</b>	<b>Decision</b>
<b>1</b>	A front setback of 40' where 50' is required	202	Granted

The Applicant is reminded that, pursuant to [RSA 674:33 Powers of Zoning Board of Adjustment](#), this variance is valid only if exercised within 2 years from the date of final approval, or as further extended for good cause.

The Board's decision is subject to the following conditions subsequent.

	<b>Conditions Subsequent</b>
<b>1</b>	The applicant shall file an amended permit application, correcting the arithmetic and measurement errors found on page 4 and disclosed during the public hearing.

## References

<b>RSA 674:33</b>	Powers of Zoning Board of Adjustment	<a href="https://tinyurl.com/3s33w79d">https://tinyurl.com/3s33w79d</a>
<b>RSA 677:2</b>	Rehearing and Appeal Procedures	<a href="https://tinyurl.com/mr3erk82">https://tinyurl.com/mr3erk82</a>
<b>LUOs</b>	Washington Land Use Ordinance	<a href="https://tinyurl.com/yrdscxba">https://tinyurl.com/yrdscxba</a>
<b>Application</b>	Application for a Variance 12/21/2022	<a href="https://tinyurl.com/ypdzffu9">https://tinyurl.com/ypdzffu9</a>

## Findings of Fact

Variance Criteria	Satisfied?
Variations must not be contrary to the public interest	Yes <sup>[1]</sup>
The spirit of the Land Use Ordinance will be observed	Yes <sup>[1]</sup>
Substantial justice will be done	Yes <sup>[1]</sup>
The values of surrounding properties will not be diminished	Yes <sup>[1]</sup>
Literal enforcement of the Land Use Ordinance would result in unnecessary hardship	Yes <sup>[1]</sup>

<sup>[1]</sup> The Board accepts the representations of the applicant in support of these variance criteria.