

Town of Nottingham  
P.O. Box 114  
Nottingham NH 03290

Code Administration



Office (603) 679-9597 x2  
Fax (603) 679-1013  
E-mail: [dsylvia@nottingham-nh.gov](mailto:dsylvia@nottingham-nh.gov)  
[www.nottingham-nh.gov](http://www.nottingham-nh.gov)

### Building Permit Application Denial

Date: 9/24/18  
Owner: Thomas Butkiewicz  
Address: 2 Washington Lane

Map/Lot 13/5.7

Article II(C)(2) Minimum setbacks

Applicant has filed for a permit to add an attached garage, with expanded living space on the second floor (not an ADU). It is attached, therefore does not count as an accessory structure. The new structure will be 21 feet from the property line, whereas 50' is required. Applicant seeks a Special Exception.

Note: Meets all other zoning requirements.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Dale Sylvia".

Dale Sylvia  
Code Enforcement



## TOWN OF NOTTINGHAM

139 Stage Road, P.O. Box 114, Nottingham, NH 03290  
[www.nottingham-nh.gov](http://www.nottingham-nh.gov)

Planning & Zoning  
Tel (603) 679-9597 Fax (603) 679-1013

### APPLICATION FOR A SPECIAL EXCEPTION

To: Zoning Board of Adjustment  
Town of Nottingham

#### FOR OFFICE USE ONLY

Case No. \_\_\_\_\_  
Date Filed \_\_\_\_\_  
Meeting Date \_\_\_\_\_  
Fee Amount \_\_\_\_\_  
Date Paid \_\_\_\_\_  
Outcome \_\_\_\_\_

Name of Applicant Thomas Butkiewicz  
Mailing Address 2 Washington Lane, Nottingham, NH 03290  
Home Phone 603-303-5435 Work Phone same  
Name of Owner same

Cell same

(if same as applicant, write "same")

### PROPERTY INFORMATION

Location of property 2 Washington Ln, Nottingham, NH Tax Map 13 Lot 5-7  
Lot Dimensions: Front 255 ft Rear 266 ft Side 400 ft Side 574 ft  
Lot Area: Acres 2.809 acres Square Feet 122,360 sqft  
Present Use of Property Single Family Residential  
Proposed Use of Property Single Family Residential

**NOTE:** This application is not acceptable unless all statements below have been completed. Additional information may be supplied on a separate sheet if the space provided is not adequate.

### SPECIAL EXCEPTION REQUEST

A special exception is requested from Article 2 Section C.2 of the zoning ordinance to permit:  
Construction of a garage addition, with second-story habitable space, onto the existing dwelling, with a setback that is closer than 50 feet, but not closer than 20 feet, from the side property line.

**SUPPORTING INFORMATION**

Explain how the proposal meets the special exception criteria as specified in the above noted Article/Section of the Nottingham Building Code & Zoning Ordinances: (List all criteria from ordinance).

Criteria 1 – *whether the goal set forth in NH RSA 674:17 I will be infringed by granting such special exception;*

See attached sheet

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Criteria 2 – *whether the terrain or configuration of the lot make it more appropriate than not for such a special exception to be granted; and*

See attached sheet

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Criteria 3 – *whether the granting of such special exception would adversely impact the neighboring parcels or rural character of the Town.*

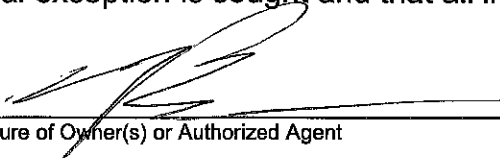
See attached sheet

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I hereby certify that I am the owner in fee or the authorized agent of the owner in fee of the property upon which this special exception is sought and that all information provided by me is true under penalty of law.



Signature of Owner(s) or Authorized Agent

September 21<sup>st</sup>, 2018

Date

Owner's Name (Typed or Printed) Thomas Butkiewicz

## 2 Washington Ln - Special Exception – Supporting Information

**Criteria 1:** *(whether the goal set forth in NH RSA 674:17 I will be infringed by granting such special exception)*

RSA 647:17(I) will not be infringed, because the requested special exception: (a) will not impact congestion in the streets, (b) will not impact safety from fires, panic, or other dangers, (c) will not impact health or the general welfare, (d) will not impact the supply of adequate light and air, (e) will not overcrowd the land, (f) will not change the concentration of population, (g) will not impact the provision of transportation, solid waste facilities, water, sewerage, schools, parks, or child day care, (h) will not impact the use of natural resources, (i) has no impact on agricultural lands, and finally (j) has no impact on any solar or other renewable energy systems.

**FOR REFERENCE: RSA 674:17 Purposes of Zoning Ordinances. –**

*I. Every zoning ordinance shall be adopted in accordance with the requirements of RSA 674:18. Zoning ordinances shall be designed:*

- (a) To lessen congestion in the streets;*
- (b) To secure safety from fires, panic and other dangers;*
- (c) To promote health and the general welfare;*
- (d) To provide adequate light and air;*
- (e) To prevent the overcrowding of land;*
- (f) To avoid undue concentration of population;*
- (g) To facilitate the adequate provision of transportation, solid waste facilities, water, sewerage, schools, parks, child day care;*
- (h) To assure proper use of natural resources and other public requirements;*
- (i) To encourage the preservation of agricultural lands and buildings and the agricultural operations described in RSA 21:34-a supporting the agricultural lands and buildings; and*
- (j) To encourage the installation and use of solar, wind, or other renewable energy systems and protect access to energy sources by the regulation of orientation of streets, lots, and buildings; establishment of maximum building height, minimum set back requirements, and limitations on type, height, and placement of vegetation; and encouragement of the use of solar skyspace easements under RSA 477. Zoning ordinances may establish buffer zones or additional districts which overlap existing districts and may further regulate the planting and trimming of vegetation on public and private property to protect access to renewable energy systems.*

**Criteria 2:** *(whether the terrain or configuration of the lot make it more appropriate than not for such a special exception to be granted)*

Both the terrain and the configuration of this lot make it more appropriate than not for this special exception to be granted, due to the combination of factors which present a hardship for the property owner: Firstly, the existing home is halfway up a hillside, and thus the terrain of the lot is characterized by a significant slope, with only the proposed special exception area immediately near the house being level enough to build upon safely. Secondly, the remainder of the lot consists of a forest and wetlands that are under a conservation easement that precludes any construction. Simply put, this is the only possible location for this attached garage.

**Criteria 3:** *(whether the granting of such special exception would adversely impact the neighboring parcels or rural character of the Town)*

Granting this special exception would not adversely impact the neighboring parcels at all, because the proposed location is set approximately 350 feet back from the street, and is generally not visible from surrounding parcels due to the heavily wooded nature of the lot and the surrounding lots. Furthermore, it would not impact the rural character of the Town, as it does not increase population density, and it is in alignment with the existing character of the neighborhood, where the majority of houses are larger in size and already have attached garages.





Figure 1: Yellow box in center of satellite photo shows the approximate location of the proposed addition. Note the extent and thickness of woods/forest blocking any view of the proposed location from neighboring parcels.

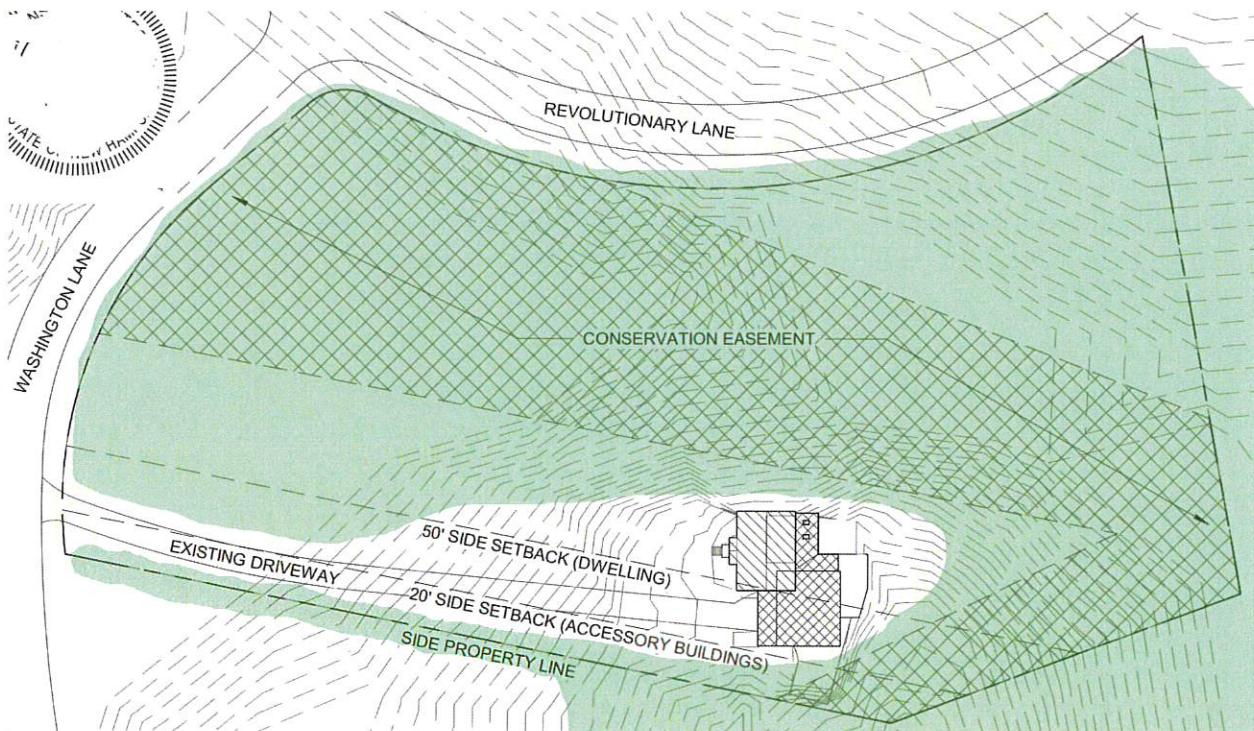


Figure 2: Site plan, showing heavily forested area (green), conservation easement (crosshatched), and severe slop (dashed contours). The proposed site is the only suitable building location on the lot.

The Nottingham Zoning Board strongly recommends that, before making any appeal, you become familiar with the zoning ordinance, and also with the New Hampshire Statutes TITLE LXIV, RSA Chapters 672- 677, covering planning and zoning.

#### **CONDITIONS FOR A SPECIAL EXCEPTION APPLICATION PER NH RSA 674:33 IV**

Certain sections of the zoning ordinances provide for permitted special exceptions to the standard requirements of the zoning ordinance if specified conditions are met. The necessary conditions for each special exception are given in the ordinance.

#### **APPLICATION PROCEDURE FOR ZONING BOARD OF ADJUSTMENT HEARING**

Clarification of the Zoning Ordinance and assistance in completing the application process can be obtained from the Secretary of the Zoning Board. Legal assistance should be obtained from the Applicant's personal attorney.

Correctness of information submitted is the responsibility of the Applicant.

The following must be filed with the Application:

- ✓ Application fee, public notice fee, and abutter notification fee.
- ✓ An abutters list and three (3) sets of abutter mailing labels. Abutter mailing labels must include the names and legal addresses of applicant, property owner, all property owners abutting the subject parcel, including those directly across the street or stream, and anyone whose professional seal appears on the plan. Tax Map No. and Lot No. must also appear on the list for the abutting properties. **Important:** Applicant shall certify that the abutters are as indicated in the Town of Nottingham's Selectmen's Office not more than 5 days prior to day of filing the application with the Zoning Board. (SEE FORM A).
- ✓ Six (6) sets of 11"X17" plans drawn to scale which show lot location, lot size, setbacks, locations and dimensions of all structures and open spaces on the lot in question and on the adjacent lots, and ownership of adjoining lots of land. Plans do not have to be professionally drawn.
- ✓ A written description of work proposed or change in use and any dimensions pertinent to construction.
- ✓ A signed Authorization To Enter Upon Said Property form. (SEE FORM B)
- ✓ If the applicant is not the owner, a signed and notarized Owner's Authorization for Representation form must be submitted. (SEE FORM C).

No application shall be accepted for processing until **all** of the required information is received.

#### **HEARING NOTIFICATION & PROCESS**

Your hearing will be held within 30 days after submission of a complete application. You will be notified by certified mail as to time, place, and date of the public hearing. At the time of the hearing, you must present your case to the Board or must authorize a representative to appear for you. (FORM C).

#### **RULES OF PROCEDURE FOR CONDUCT OF MEETINGS**

Each applicant is entitled to a hearing by a five-member Board. If, for any reason, five members are not available, the applicant(s) may elect to postpone the hearing and decision until the next meeting of the Board at which five members are present. For the benefit of those in attendance at public hearings, the Chairman will briefly explain the procedure before the hearings begin and introduce the members of the Board. The public hearing will begin with the applicant(s) and/or his/her representative presenting the petition. Then those wishing to speak in favor of the petition may do so, followed by those wishing to speak in opposition to the petition. After this, the applicant(s) and those in favor may speak in rebuttal, followed by the rebuttal of those in opposition. The debate may be closed when the Chairman deems it appropriate. All comments must be addressed to the Chair. Anyone rising to address the Chair should identify him/herself, giving his/her name and address. No one will be allowed to speak twice until all who wish to speak have been heard. Reasons will be given for all decisions of the Board and references made to the appropriate sections of the Zoning Ordinance. In the event the Board wishes to postpone making a decision, the applicant(s) will be so advised. All decisions will be announced by the Chair at the time they are made, and formal written notification will be mailed to the applicant(s) within 144 hours after the decision is rendered. In the event no one is available to present a petition to the Board at the public hearing, the petition will be automatically dismissed on the grounds that no public hearing has been held. A petition may be withdrawn by the applicant(s) by notifying the Clerk of the Board of this intention. All public hearings and Board deliberations are transcribed.

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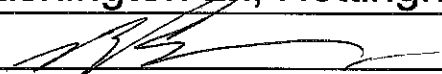
Office 603-679-9597 X1  
Fax 603-679-1013  
plan.zone@nottingham-nh.gov  
www.nottingham-nh.gov

## OWNER'S AUTHORIZATION FOR REPRESENTATION

I, the undersigned owner of the property at 2 Washington Lane, Nottingham, NH 03290, hereby verify that I have authorized Tim Brochu, Adra Architecture LLC to represent me/us and apply for the required approval(s) from the Planning Board in the Town of Nottingham, New Hampshire for the following:

- Subdivision/Lot Line Adjustment       Site Plan Review  
 Backlot Subdivision                       Design Review  
 Other Special Exception

FOR: Special Exception for a reduced setback of less than 50 feet, but not less than 20 feet, from the side property line.

NAME OF OWNER (Typed or printed) Thomas Butkiewicz  
Address of Owner 2 Washington Ln, Nottingham, NH 03290  
Signature of Owner  Date Sept. 21<sup>st</sup>, 2018

NAME OF OWNER (Typed or printed) \_\_\_\_\_  
Address of Owner \_\_\_\_\_  
Signature of Owner \_\_\_\_\_ Date \_\_\_\_\_

NAME OF OWNER (Typed or printed) \_\_\_\_\_  
Address of Owner \_\_\_\_\_  
Signature of Owner \_\_\_\_\_ Date \_\_\_\_\_

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## AUTHORIZATION TO ENTER UPON SUBJECT PROPERTY

The property owner(s), by the filing of this application, may give limited permission upon request for the members of the Nottingham Planning Board and such agents or employees of the Town as the Nottingham Planning Board may authorize, to enter upon the specific exterior property which is the subject of this application during daylight hours and only after receiving written permission from the property owner at least twelve hours in advance, for the purpose of such examinations, surveys, tests and/or inspections as may be appropriate to enable this application to be processed.

I/We do not waive or release any claim or right I/we may now or hereafter possess against any of the above individuals as a result of any examinations, surveys, tests and/or inspections conducted on my/our property in connection with this application. This authorization expires in forty days from date of signature

Property Owner(s) \_\_\_\_\_  
Signature Date Signature Date  
*[Handwritten Signature]* *Sept. 21<sup>st</sup>, 2018*

Property Owner(s) \_\_\_\_\_  
Signature Date Signature Date

Property Owner(s) \_\_\_\_\_  
Signature Date Signature Date

Property Owner(s) \_\_\_\_\_  
Signature Date Signature Date



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## ABUTTER(S) LIST

Office 603-679-9597 X1  
Fax 603-679-1013  
[plan.zone@nottingham-nh.gov](mailto:plan.zone@nottingham-nh.gov)  
[www.nottingham-nh.gov](http://www.nottingham-nh.gov)

**\*\*PLEASE PRINT THREE (3) ADDRESS LABELS PER ABUTTER- INCLUDING THE APPLICANT, OWNER AND PROFESSIONAL(S)\*\***

**1. APPLICANT INFORMATION:**

Printed Name: Thomas Butkiewicz Contact Telephone: 603-303-5435  
Address: 2 Washington Ln, Nottingham, NH 03290

**2. OWNER INFORMATION:**

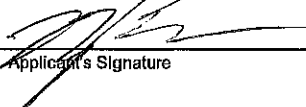
Printed Name: Thomas Butkiewicz  
Address: 2 Washington Ln, Nottingham, NH 03290

**3. PROFESSIONAL(S) INFORMATION:**

Printed Name: Tim Brochu  
Address: 90 Government Street, Kittery, Maine 03904

Abutter(s) Information					
4.	Map: 4	Lot: 14	Name: Jeffery Cole Builders LLC	Address: Backland	Mailing: 140 Raymond Rd Nottingham, NH 03290
5.	Map: 4	Lot: 16-6	Name: Matthew J Fontenot, Christine M Fontenot	Address: 23 Revolutionary Ln	
6.	Map: 4	Lot: 16-39	Name: Maureen E Copes, Brendan M Magarity	Address: 24 Revolutionary Ln	
7.	Map: 13	Lot: 5-8	Name: Jason Spearin	Address: 4 Washington Ln	
8.	Map: 13	Lot: 5-15	Name: Nathan J Belanger Jessica L Belanger	Address: 3 Washington Ln	
9.	Map: 13	Lot: 5-16	Name: Clinton I Gove	Address: 1 Washington Ln	Mailing: PO Box 243 Hampton Falls, NH 03844
10.	Map: 13	Lot: 5-41	Name: Steven J Toal	Address: 22 Revolutionary Ln	
11.	Map: 13	Lot: 5-42	Name: James J Flanagan Jr Kimberly Flanagan	Address: 18 Revolutionary Ln	
12.	Map:	Lot:	Name:	Address:	
13.	Map:	Lot:	Name:	Address:	

I, Thomas Butkiewicz, the undersigned, certify that to the best of my knowledge, the above is an accurate and complete abutter(s) list and that the information was obtained from the Nottingham Assessing Office no more than five (5) days prior to the date of this application. Except the new owner of 4 Washington Ln was verified in-person because town records were not yet updated since the recent sale.

  
Applicant's Signature

Sept 21<sup>st</sup>, 2018  
Date

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## ZONING BOARD OF ADJUSTMENTS FEE SCHEDULE

### Fee's collected at time of application:

	TOTAL CHARGE	DATE PAID
APPLICATION FEE \$100.00	\$100	9/24/18
ABUTTER NOTIFICATION _____ X \$10.00/PER ABUTTER	\$100-	
PUBLIC NOTICE FEE \$75.00	\$75	
TOTAL	\$275-	paid



# Abutters List Report

Nottingham, NH  
September 13, 2018

## Subject Property:

Parcel Number: 013-0005-007  
CAMA Number: 013-0005-007  
Property Address: 2 WASHINGTON LANE

Mailing Address: BUTKIEWICZ, THOMAS J  
2 WASHINGTON LANE  
NOTTINGHAM, NH 03290

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## Abutters:

Parcel Number: 004-0014-000  
CAMA Number: 004-0014-000  
Property Address: BACKLAND

Mailing Address: JEFFREY COLE BUILDERS LLC  
140 RAYMOND ROAD  
NOTTINGHAM, NH 03290

Parcel Number: 004-0016-006  
CAMA Number: 004-0016-006  
Property Address: 23 REVOLUTIONARY LANE

Mailing Address: FONTENOT, MATTHEW J FONTENOT,  
CHRISTINE M  
23 REVOLUTIONARY LANE  
NOTTINGHAM, NH 03290

Parcel Number: 004-0016-039  
CAMA Number: 004-0016-039  
Property Address: 24 REVOLUTIONARY LANE

Mailing Address: MAGARITY, MAUREEN E COPES,  
BRENDAN M  
24 REVOLUTIONARY LANE  
NOTTINGHAM, NH 03290

Parcel Number: 013-0005-008  
CAMA Number: 013-0005-008  
Property Address: 4 WASHINGTON LANE

Mailing Address: GUERRERA, ROCCO GUERRERA, ALLYSON  
4 WASHINGTON LANE  
NOTTINGHAM, NH 03290

*← Sold house  
new owner  
is named  
Jason Spearin*

Parcel Number: 013-0005-015  
CAMA Number: 013-0005-015  
Property Address: 3 WASHINGTON LANE

Mailing Address: BELANGER, NATHAN J BELANGER,  
JESSICA L  
3 WASHINGTON LANE  
NOTTINGHAM, NH 03290

Parcel Number: 013-0005-016  
CAMA Number: 013-0005-016  
Property Address: 1 WASHINGTON LANE

Mailing Address: GOVE, CLINTON I  
PO BOX 243  
HAMPTON FALLS, NH 03844

Parcel Number: 013-0005-041  
CAMA Number: 013-0005-041  
Property Address: 22 REVOLUTIONARY LANE

Mailing Address: TOAL, STEVEN J  
22 REVOLUTIONARY LANE  
NOTTINGHAM, NH 03290

Parcel Number: 013-0005-042  
CAMA Number: 013-0005-042  
Property Address: 18 REVOLUTIONARY LANE

Mailing Address: FLANAGAN, JR JAMES J FLANAGAN,  
KIMBERLY  
18 REVOLUTIONARY LANE  
NOTTINGHAM, NH 03290



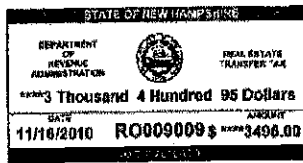
www.cai-tech.com

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9/13/2018

Page 1 of 1

051536



WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That Eric E. Doucet, Single, of 10 Chestnut Street, Apt. 207, Exeter NH 03833, for consideration paid grant(s) to Thomas J. Butkiewicz, Single, of 5703 Leatherwood Lane, Harrisburg NC 28075, with WARRANTY COVENANTS:

A certain parcel of land with the buildings thereon situate on Revolutionary Lane and Washington Lane in Nottingham, County of Rockingham State of New Hampshire, being Lot 7 shown on a plan entitled "Subdivision of Land The Highlands for Route 4 Realty Trust, Route 4, Nottingham, New Hampshire"; Scale 1" = 100' drawn by Doucet Survey, Inc. dated February 27, 2003, Revised to December 2, 2003, recorded in the Rockingham County Registry of Deeds as plan #D-31202.

There is conveyed herewith the right to pass and repass and use the streets and ways as shown on the plan for all purposes for which streets and ways are commonly used in the town of Nottingham, in common with all others entitled thereto.

A portion of said Lot 7 is subject to a Declaration of Conservation Restriction recorded at Book 4227, Page 1574.

The Grantee, by accepting and recording this deed, acknowledges that it has read the Articles of Agreement of The Highland Homeowners Association filed with the Town of Exeter Town Clerk's Office on December 19, 2003 and noted in Book 11, Page 262, and filed with the New Hampshire Secretary of State on December 23, 2003 and recorded at the Registry of Deeds at Book 4227, Page 1550; of Declaration of Conservation Restriction which is recorded in the Rockingham County Registry of Deeds at Book 4227, Page 1574, and the Declaration of Private Protective Covenants recorded at Book 4227, Page 1570, and that they are taking title to Lot 7 subject to said documents by which they accept and agree to be bound. Membership in said Homeowner's Association shall begin immediately upon acceptance of said deed, which shall immediately entitle the grantee(s) to all the privileges (including voting rights) and responsibility of membership and the grantee(s) shall be responsible for the payment of all association dues, fees and assessments as provided for in said documents. Said Lot 7 is conveyed together with an undivided interest in the Association, as that interest may be amended from time to time pursuant to the terms of the articles of Agreement.

Grantee(s) acknowledge, agree and accept for themselves, their heirs, successors and assigns, membership in the "Highland Homeowners Association, Inc." a New Hampshire voluntary, not for profit corporation formed under the NH RSA 292 for the purpose of holding, maintaining, improving and governing the use by all members of said association of the Conservation Restrictions rights, easement and roadway conveyed or to be conveyed to the Association, as long as said road is deemed a private way.

Said parcel is conveyed subject to the following:

1. Any and all notes, conditions, easements, interior and exterior buffer zones, restrictions, setback requirements, wetland requirements, or other matters, as noted on the aforementioned plan.
2. Any and all easements and restrictive covenants of record, as the same may be in full force and applicable to the premises herein described.

2010 NOV 16 AM 9: 07

ROCKINGHAM COUNTY  
REGISTRY OF DEEDS

**OWNER INFORMATION**

BUTKIEWICZ, THOMAS J  
 2 WASHINGTON LANE  
 NOTTINGHAM, NH 03290

**SALES HISTORY**

Date	Book	Page	Type	Price	Grantor
11/16/2010	5165	1051	U149	233,067	DOUCET, ERIC E.
08/28/2008	4946	0424	U138		DOUCET, ERIC & KAREN
08/02/2005	4524	1236	U115	315,000	SHANNON BUILDERS, LLC
11/12/2004	4393	2613	UV14	95,000	NEWBURY NORTH DEV
09/10/2004	4359	1935	UV40	43,000	ROUTE 4 REALTY TRUST

**EXISTING HISTORY**

07/19/17 JBVE  
 08/26/11 JBVM  
 06/25/08 CGRL  
 11/29/05 DMRM  
 04/12/05 KMPL  
 11/30/04 KMFR  
 04/01/04 LMPL

**NOTES**

WHITE; PLAN D-31202 & D-31203; 11/04 - CORNER OF LOT WET; WALKOUT BMU; 11/05 - INFO FROM HO, HOUSE COMPLETE, DROPPING TOPO ON SIDE OF HOUSE; 6/08-ADJ SHED SIZE & CHANGE TQF TO TQU; 8/11-NOH, HOUSE IN AVG COND, CHANGE FRPLC TO GAS; 7/17 GATED+ POSTED=EST APPEARS WELL MAINT.

**EXTRAPARCELS VALUATION**

Feature Type	Units	Length x Width	Size Adj	Rate	Cond	Market Value	Notes
FIREPLACE 1-STAND	1		100	3,000.00	100	3,000	
SHED-WOOD	160	20 x 8	160	7.00	60	1,075	
						<b>4,100</b>	

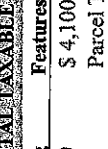
**LAND VALUATION**

Land Type	Units	Base Rate	NC	Adj	Site	Road	DWay	Topography	Cond	Ad Valorem	SPI	R	Tax Value	Notes
IF RES	2,000 ac	88,000	G	120	100	100	100	90 - ROLLING	100	95,000	0	N	95,000	
IF RES	0.809 ac	x 2,000	X	100				90 - ROLLING	100	1,500	0	N	1,500	
	<b>2.809 ac</b>									<b>96,500</b>			<b>96,500</b>	

Zone: R-AG RES/AGR DIST Minimum Acreage: 2.00 Minimum Frontage: 200

Site: AVERAGE Driveway: PAVED Road: PAVED

**MUNICIPAL SOFTWARE BY AVATAR**



**PARCEL TOTAL TAXABLE VALUE**

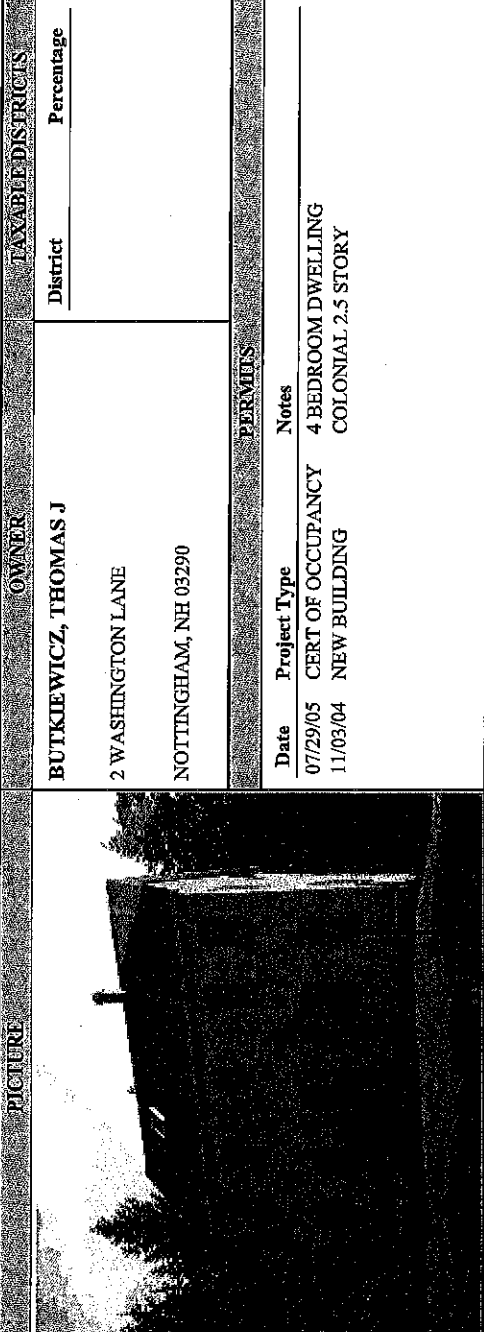
Year	Building	Features	Land
2016	\$ 191,100	\$ 4,100	\$ 96,500
	Parcel Total: \$ 291,700		
2017	\$ 191,100	\$ 4,100	\$ 96,500
	Parcel Total: \$ 291,700		
2018	\$ 191,100	\$ 4,100	\$ 96,500
	Parcel Total: \$ 291,700		

**OWNER**  
**BUTKIEWICZ, THOMAS J**  
 2 WASHINGTON LANE  
 NOTTINGHAM, NH 03290

**TAXABLE DISTRICTS**  
 District: \_\_\_\_\_  
 Percentage: \_\_\_\_\_

**PERMITS**  
 Date: 07/29/05  
 Project Type: CERT OF OCCUPANCY  
 Notes: 4 BEDROOM DWELLING  
 11/03/04 NEW BUILDING COLONIAL 2.5 STORY

**BUILDING DETAILS**  
 Model: 2.75 STORY COLONIAL  
 Roof: GABLE OR HIP/ASPHALT  
 Ext: VINYL SIDING  
 Int: DRYWALL  
 Floor: HARDWOOD/CARPET  
 Heat: OIL/HOT WATER  
 Bedrooms: 3 Baths: 2.5 Fixtures: 8  
 Extra Kitchens: \_\_\_\_\_  
 Fireplaces: \_\_\_\_\_  
 Generators: \_\_\_\_\_  
 A/C: No  
 Quality: A2 AVG+20  
 Com. Wall: \_\_\_\_\_  
 Base Rate: RSA 80.00  
 Bldg. Rate: 1.1030  
 Sq. Foot Cost: \$ 88.24

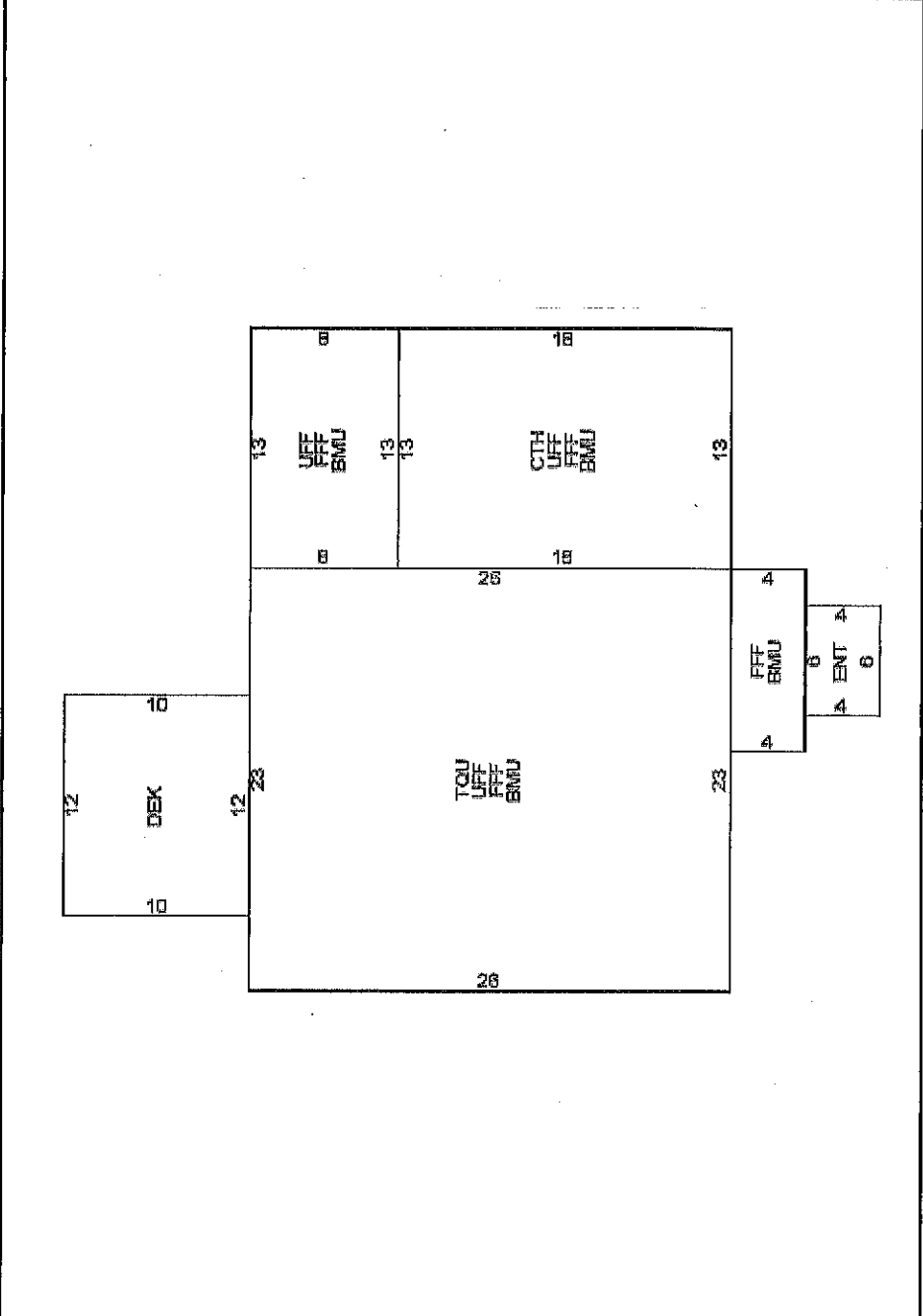


**BUILDING SUB-AREA DETAILS**

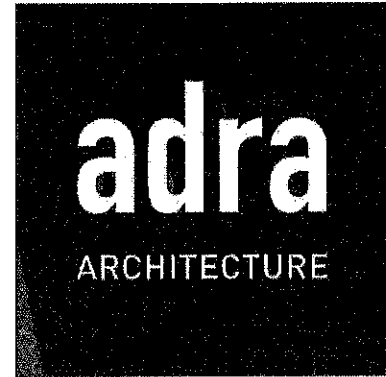
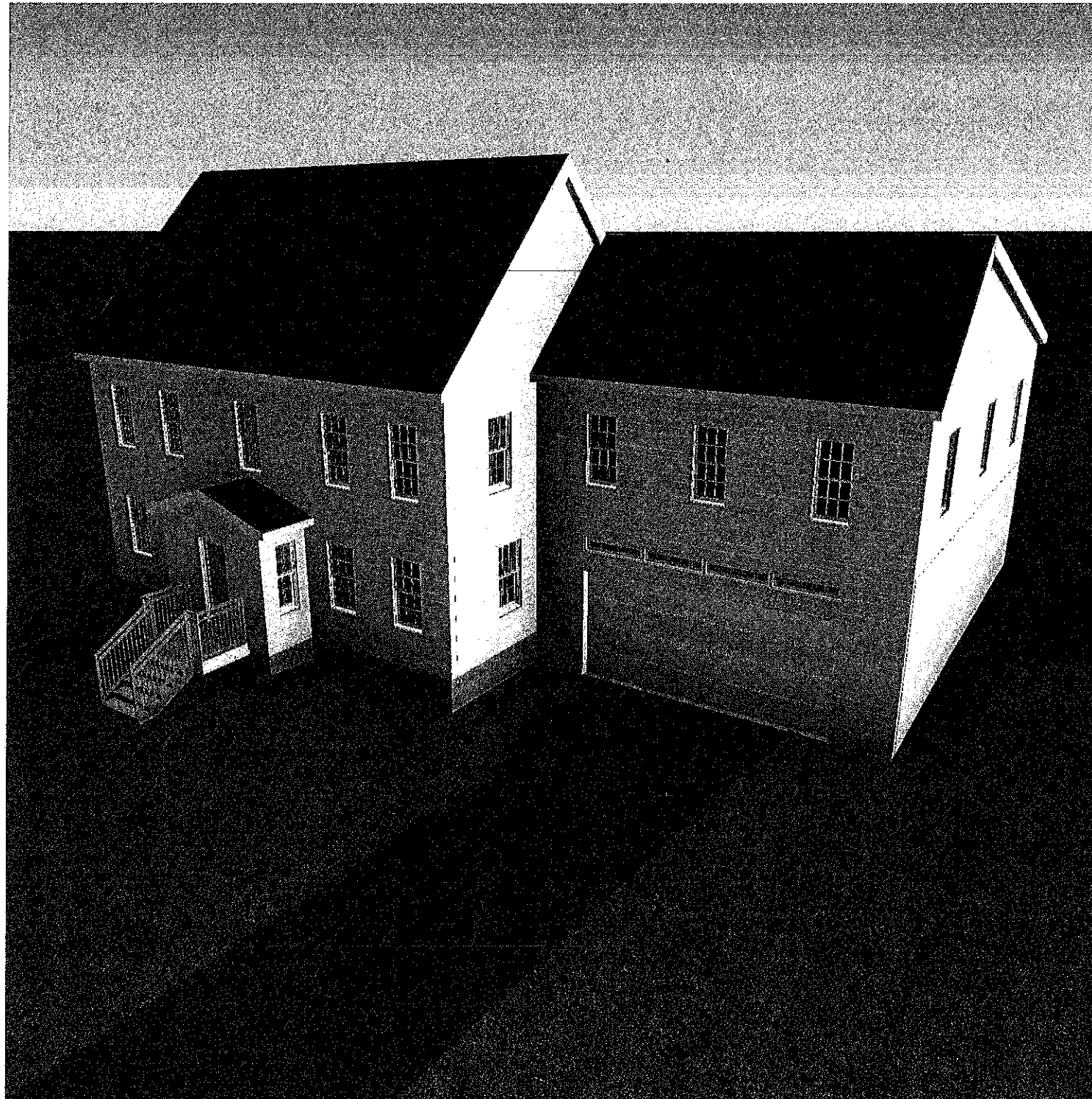
ID	Description	Area	Adj.	Effect
TQU	3/4 STRY UNFIN	598	0.35	209
UFF	UPPER FLR FIN	936	1.00	936
FFF	FST FLR FIN	976	1.00	976
BMU	BSMNT	976	0.15	146
CTH	CATHEDRAL	234	0.10	23
ENT	ENTRY WAY	24	0.10	2
DEK	DECK/ENTRANCE	120	0.10	12
GLA:	1,912	3,864		2,304

**2015 BASE YEAR BUILDING VALUATION**

Market Cost New:	\$ 203,305
Year Built:	2005
Condition For Age:	GOOD
Physical:	6 %
Functional:	
Economic:	
Temporary:	
Total Depreciation:	6 %
Building Value:	\$ 191,100



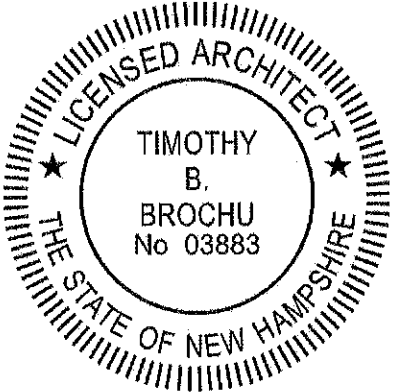




ZONING BOARD OF  
ADJUSTMENT  
APPLICATION

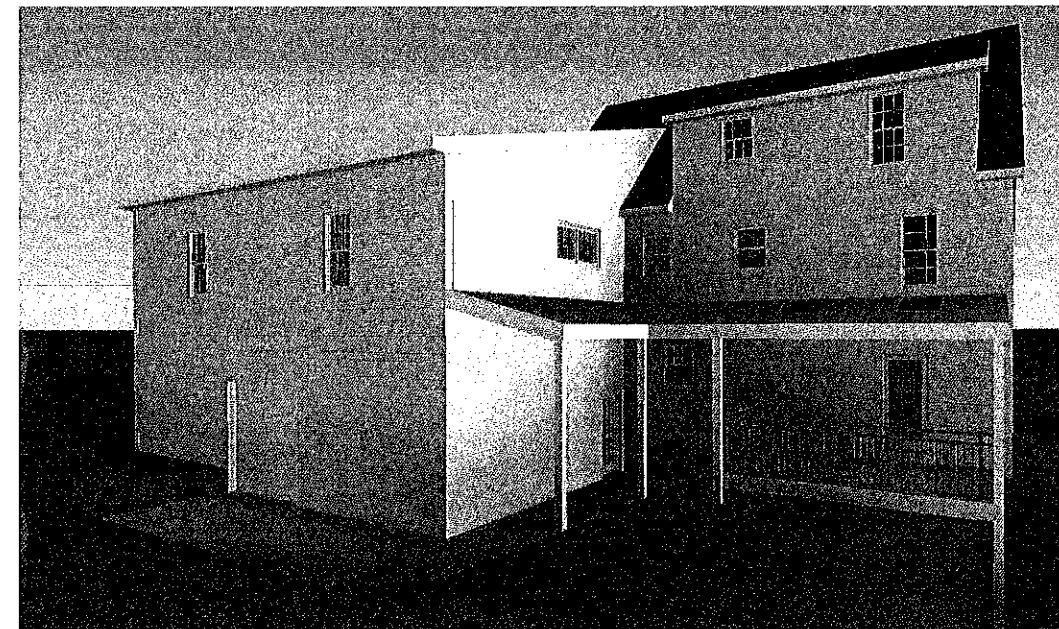
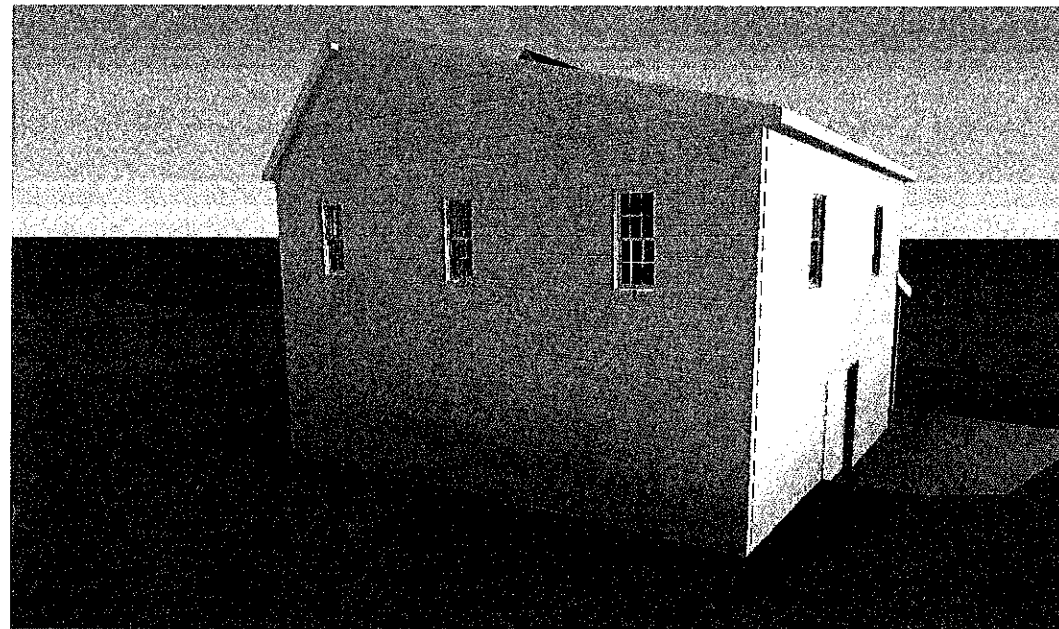
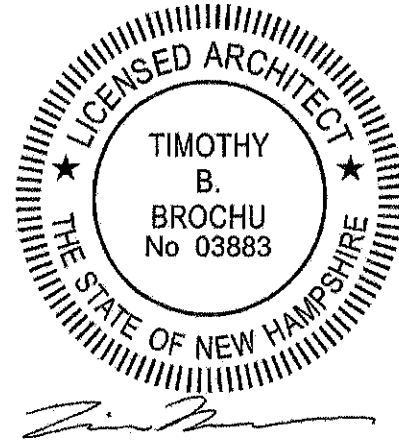
September 21, 2018

**Butkiewicz Garage Addition**  
2 Washington Lane  
Nottingham, NH 03290



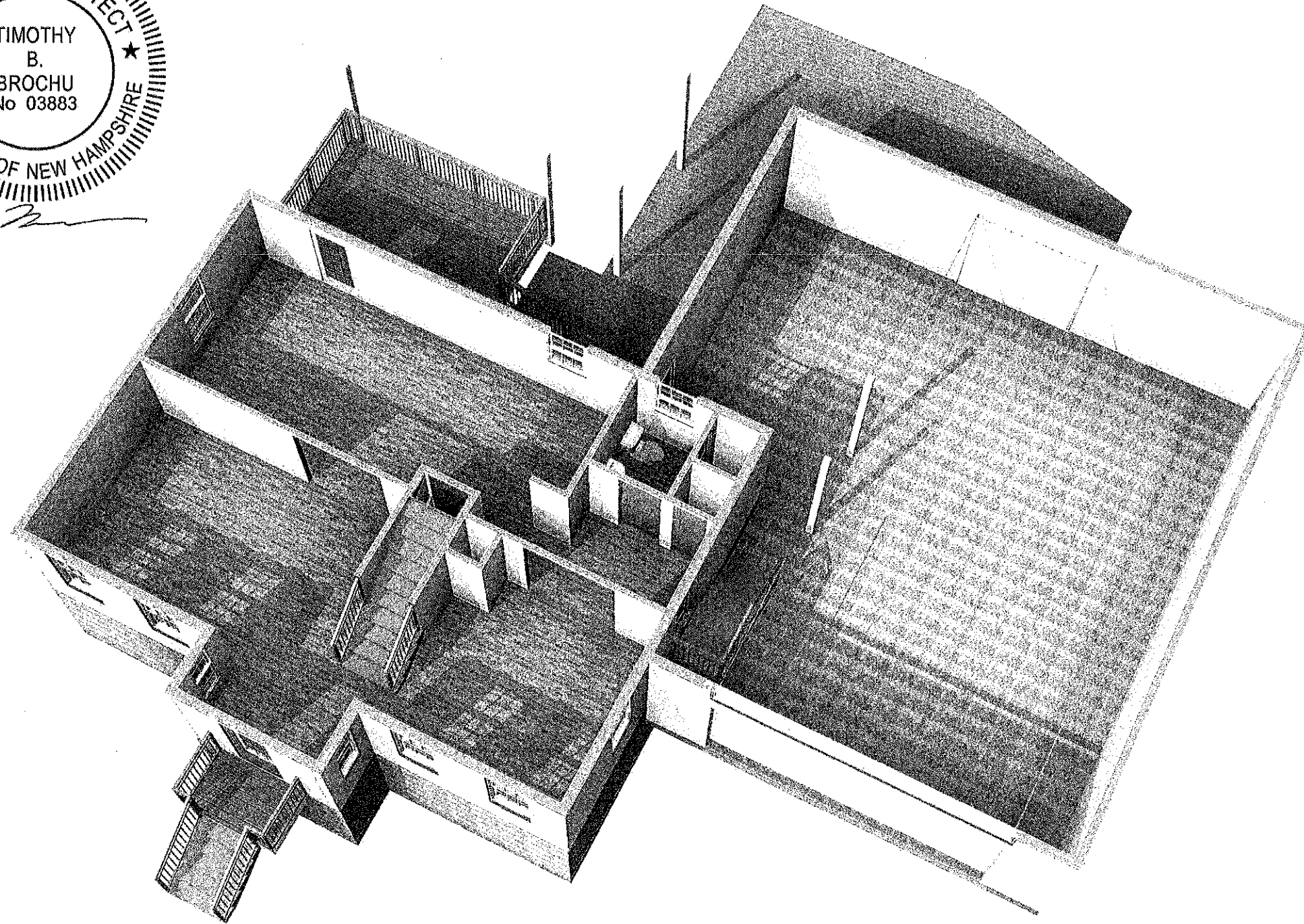
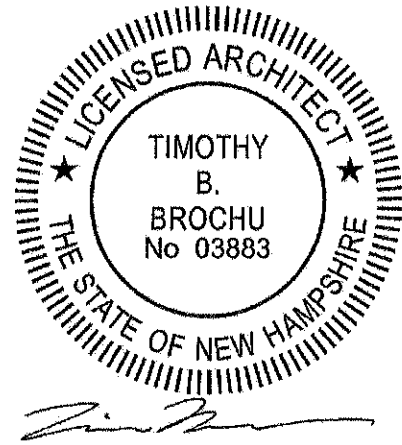
A handwritten signature in black ink, appearing to read "Tim Brochu".

ADRA ARCHITECTURE LLC  
90 GOVERNMENT ST. • KITTERY MAINE 03904  
207-613-7036 • TIM@ADRAARCHITECTURE.COM  
WWW.ADRAARCHITECTURE.COM

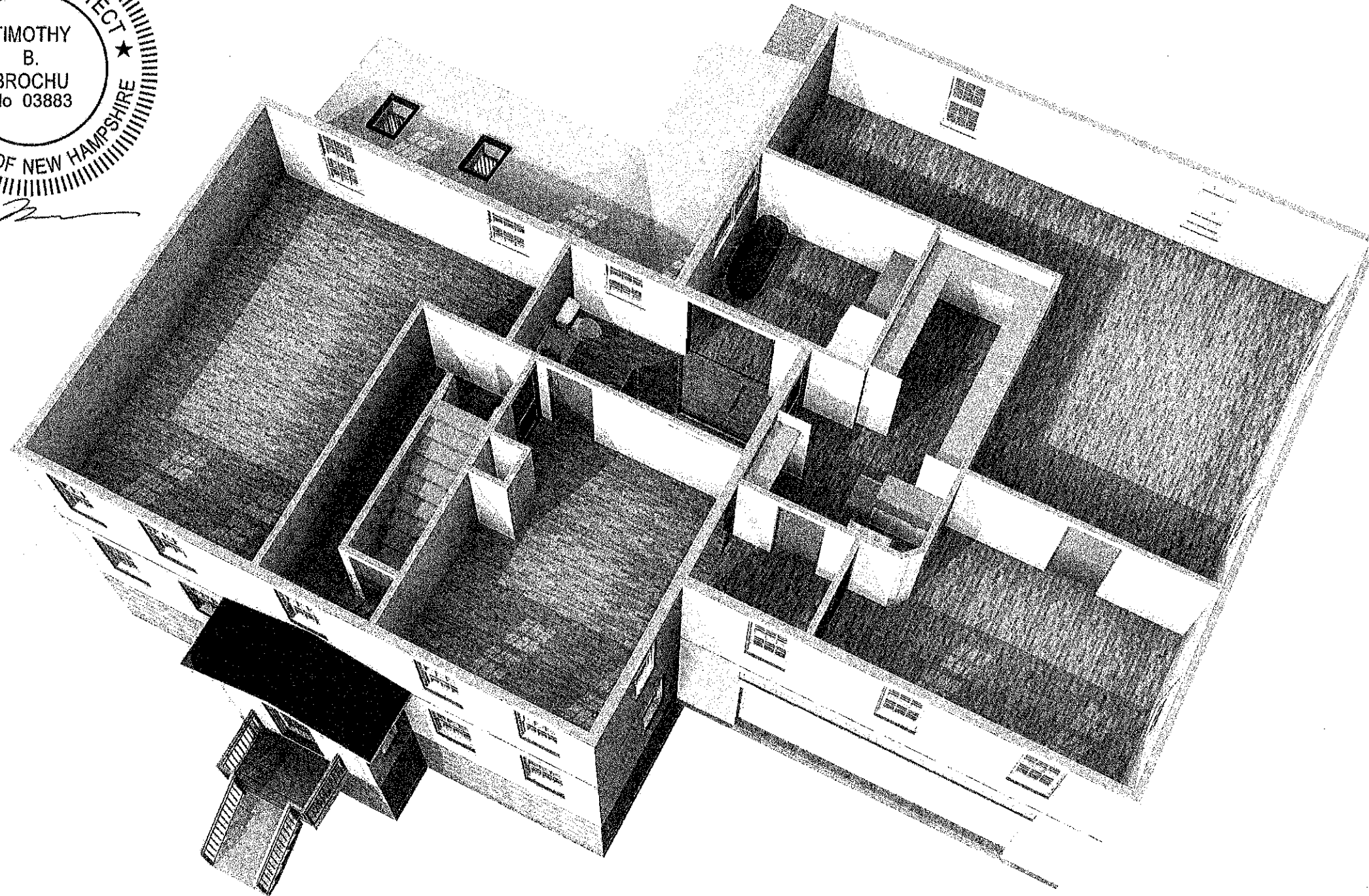
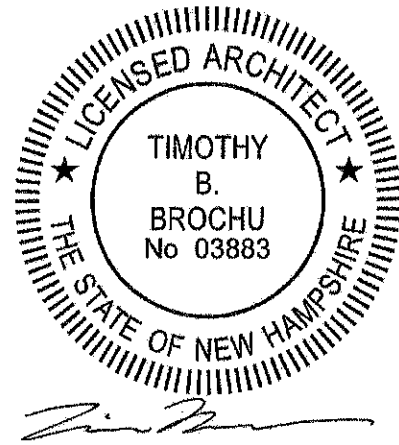


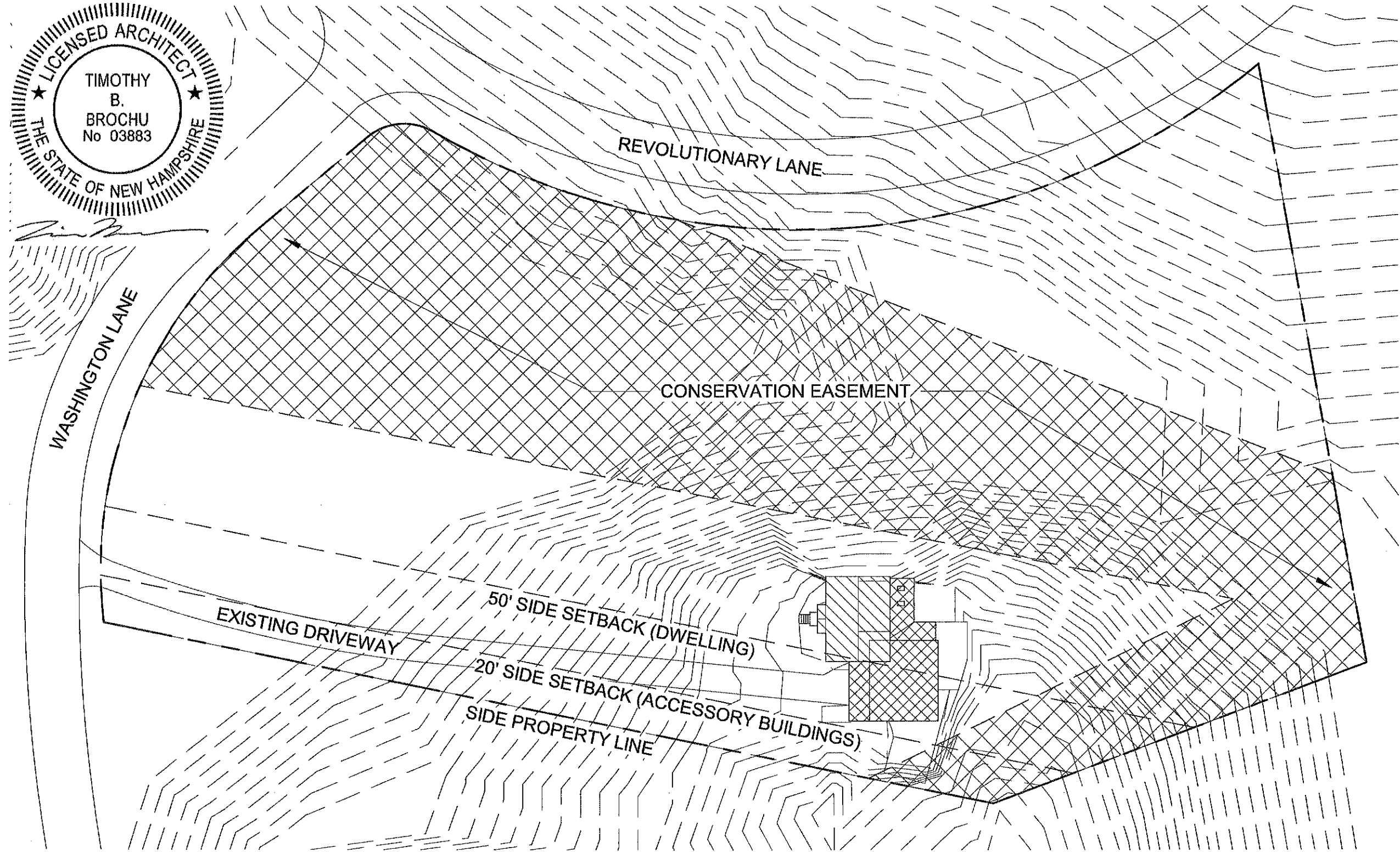
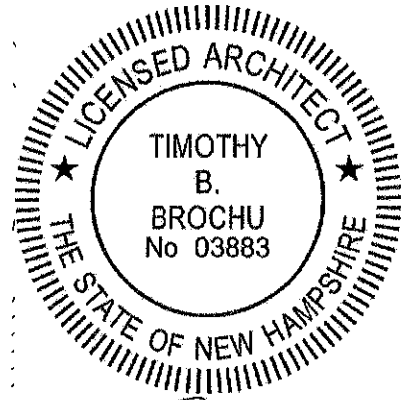
PROGRESS PRINT - NOT FOR CONSTRUCTION  
September 21, 2018

EXTERIOR 3D VIEWS - NEW WORK










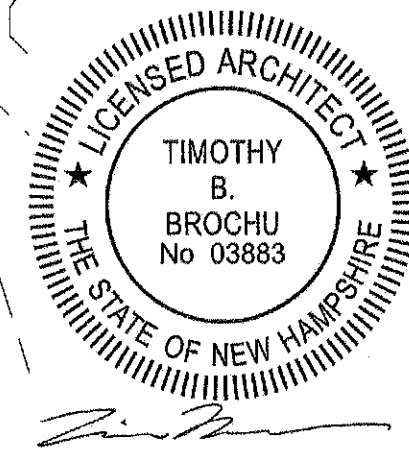
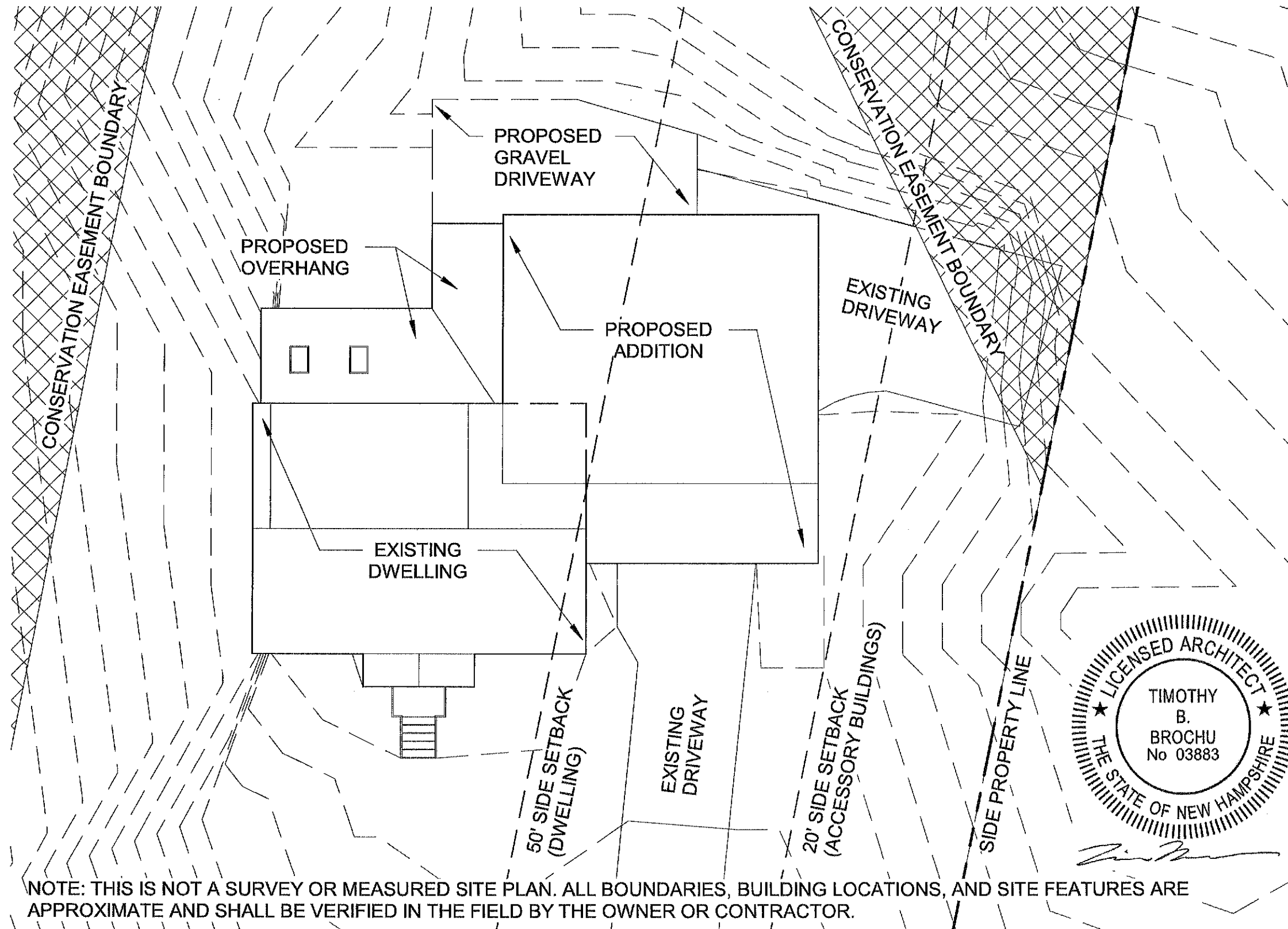
NOTE: THIS IS NOT A SURVEY OR MEASURED SITE PLAN. ALL BOUNDARIES, BUILDING LOCATIONS, AND SITE FEATURES ARE APPROXIMATE AND SHALL BE VERIFIED IN THE FIELD BY THE OWNER OR CONTRACTOR.

PROGRESS PRINT - NOT FOR CONSTRUCTION

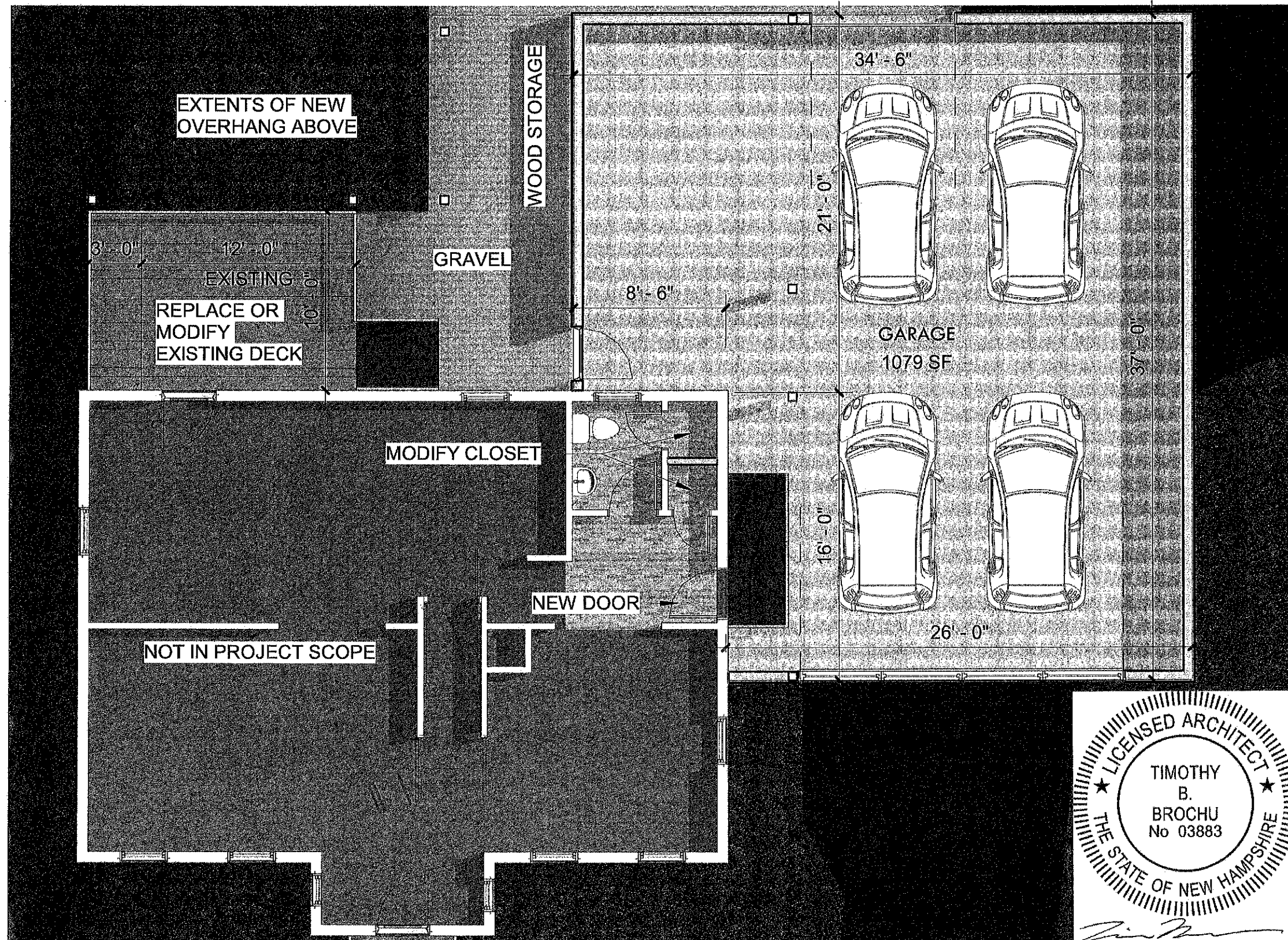
September 21, 2018

SITE PLAN - NEW WORK

Scale: 1" = 60'-0" 




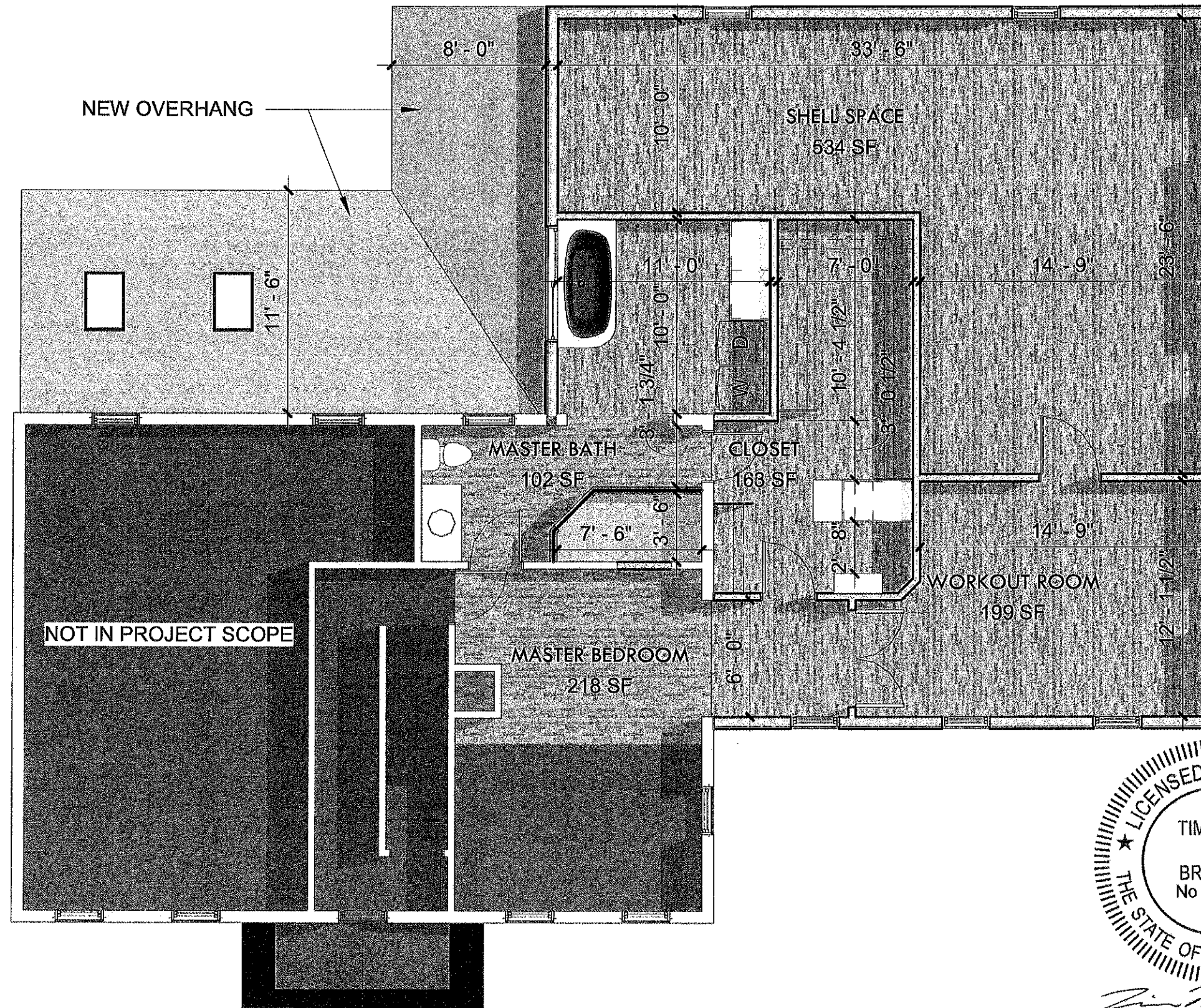




PROGRESS PRINT - NOT FOR CONSTRUCTION  
September 21, 2018

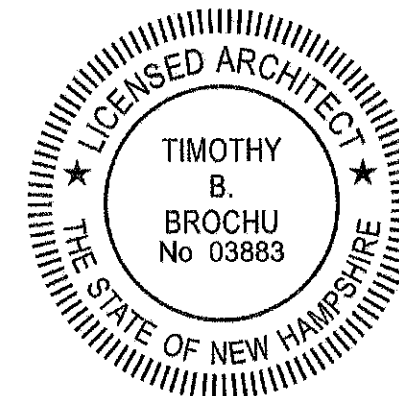
FIRST FLOOR PLAN - NEW WORK

Scale: 1/8" = 1'-0" 




PROGRESS PRINT - NOT FOR CONSTRUCTION  
September 21, 2018

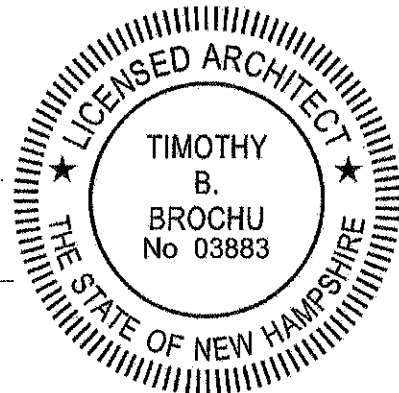
SECOND FLOOR PLAN - NEW WORK



*Timothy B. Brochu*

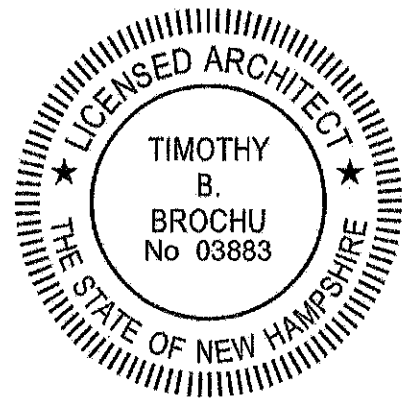
Scale: 1/8" = 1'-0" 



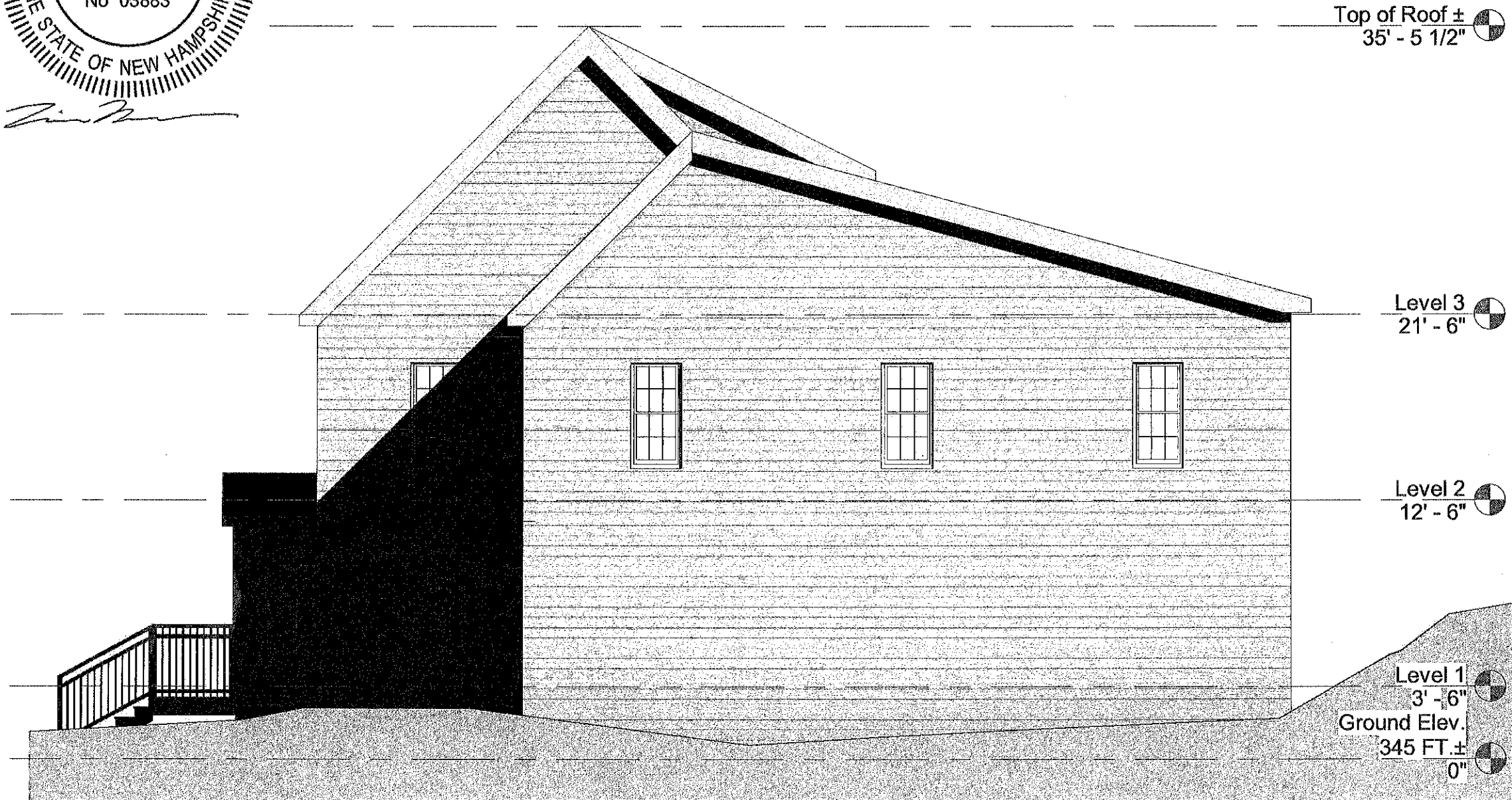


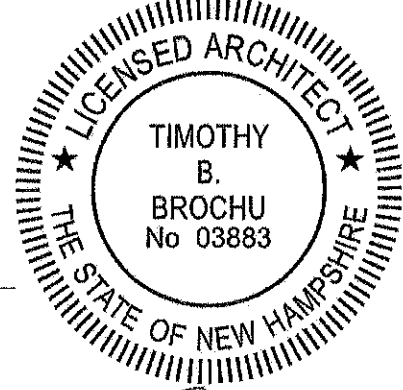
*Tim Brochu*

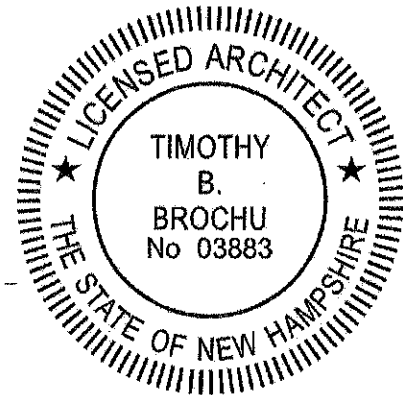




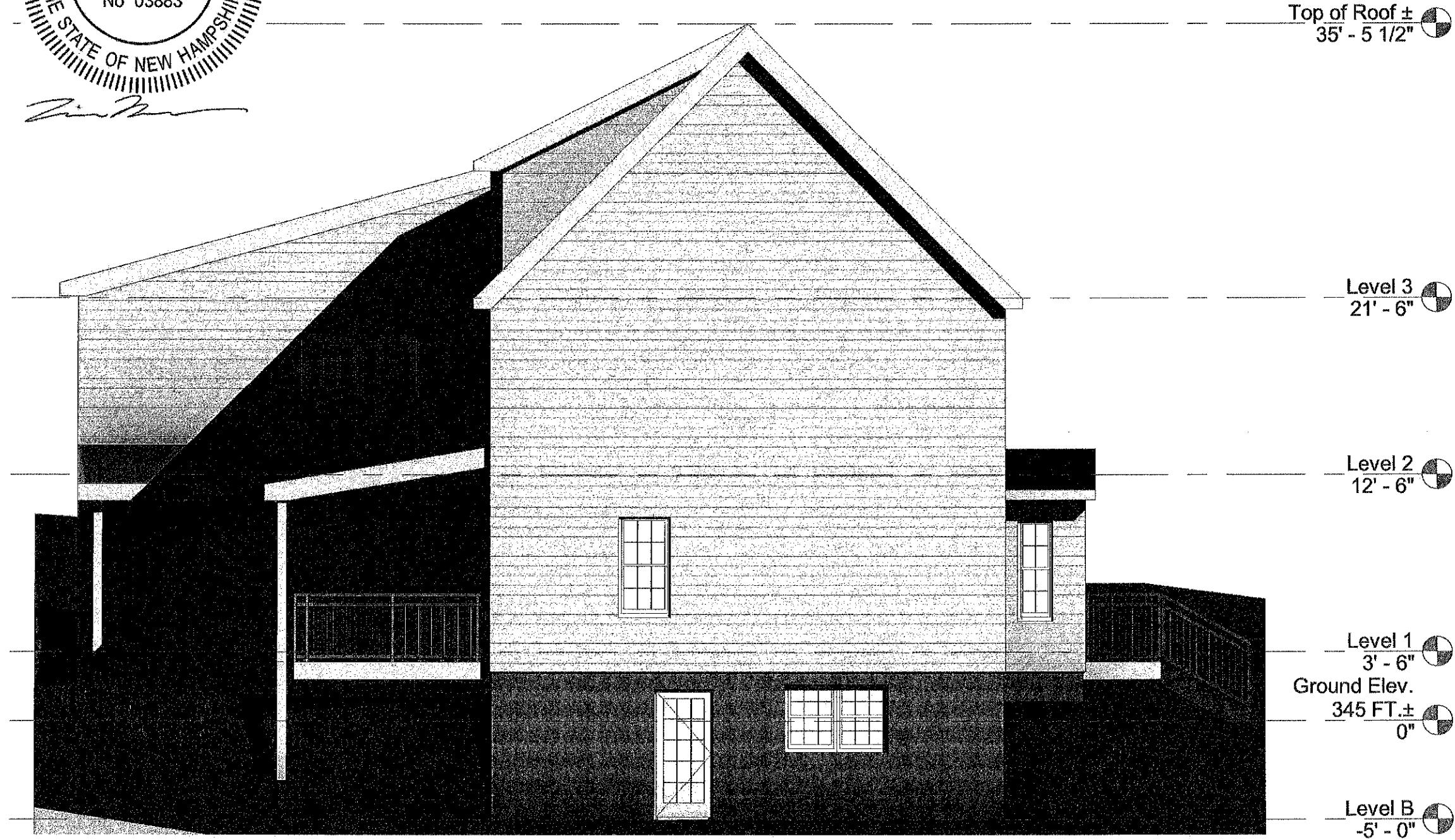
*Timothy B. Brochu*







*Timothy B. Brochu*





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