



TOWN OF NOTTINGHAM

139 Stage Road, P.O. Box 114, Nottingham, NH 03290

www.nottingham-nh.gov

Planning & Zoning

Tel (603) 679-9597 Fax (603) 679-1013

APPLICATION FOR A VARIANCE

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 BERTHA & DENNIS FOWLER

Mailing Address 50 PRIEST ROAD, NOTTINGHAM NH 03290

Home Phone 603-942-7467 Work Phone _____ Cell _____

Name of Owner(s) SAME
(if same as applicant, write "same")

Owner's Address SAME
(if same as applicant, write "same")

PROPERTY INFORMATION

Location of property 50 PRIEST ROAD Tax Map 20 Lot 4

Lot Dimensions: Front 850'+/- Rear 1300'+/- Side 550'+/- Side 1050'+/-

Lot Area: Acres 19 ACRES Square Feet 827460

Present Use of Property SINGLE FAMILY RESIDENTIAL

Proposed Use of Property SINGLE FAMILY RESIDENTIAL

NOTE: This application is not acceptable unless all statements following have been completed. Additional information may be supplied on a separate sheet if needed.

VARIANCE REQUEST

A variance is requested from Article II Section C.1.c of the zoning ordinance to permit:

2 LOT SUBDIVISION LOT LINE PLACEMENT RESULTING IN LESS THAN 30,000 SF BUILD AREA

PROPOSED SUBDIVISION CAN MEET REQUIREMENT BUT WOULD RESULT IN NON-CONFORMING BUILDING SETBACK FOR BARN AND/OR BARN BEING ON NEW LOT AND NOT WITH EXISTING DWELLING.

SUPPORTING INFORMATION

1. Granting the variance would not be contrary to the public interest because:

SEE ATTACHED.

2. If the Variance were granted, the spirit of the ordinance would be observed because:

SEE ATTACHED.

3. Granting the variance would do substantial justice because:

SEE ATTACHED.

4. If the variance is granted, the values of the surrounding properties would not be diminished because:

SEE ATTACHED.

5. Unnecessary Hardship

a. Owing to special conditions of the property that distinguish it from other properties in the area, denial of the variance would result in unnecessary hardship because:

i. 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 because:

SEE ATTACHED.

-AND-

ii. The proposed use is a reasonable one because:

SEE ATTACHED.

B. Explain how, 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.

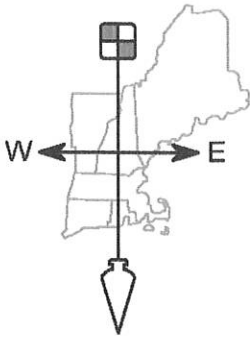
SEE ATTACHED.

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 variance is sought and that all information provided by me is true under penalty of law.


Signature of Owner or Authorized Agent

5/8/17
Date

Please Print Name CHRISTPHER A. GUIDA / FIELDSTONE LAND CONSULTANTS, PLLC



FIELDSTONE

LAND CONSULTANTS, PLLC

Surveying ♦ Engineering
Land Planning ♦ Septic Designs

206 Elm Street, Milford, NH 03055 - Phone: 603-672-5456 - Fax: 603-413-5456
www.FieldstoneLandConsultants.com

VARIANCE CRITERIA

Article II C. 1. c

Tax Map Parcel 20-4
50 Priest Road - Nottingham, NH

May 8, 2017

The purpose of this variance request is to allow for the creation of a single new residential building lot which permits the existing dwelling on the lot to maintain the ownership and use of the existing barn and outbuildings on the parent lot. The town zoning ordinance which requires a contiguous 30,000 square feet of upland area within the building and wetland setback lines for the placement of a house, well and septic area two lot subdivision; due to the configuration of the lot and the location of wetlands on the existing 19 acre parcel the required building area would require the proposed lot line to go between the existing house and the existing barn, thereby removing the use and ownership of the barn from the existing dwelling. Since the subdivision can support the required 30,000 SF contiguous area on each lot, the owner is seeking relief to allow for the contiguous building area to be split with the proposed lot having 20,733 SF of area and the existing lot to have 44,614 SF in order to maintain ownership and use of the existing barn as part of the existing house. The extensive amount of wetlands precludes any other configuration or future subdivision potential for the 19 acre subject lot.

The numbered items below correlate to the questions asked in the Town Application for a Variance.

1. Granting the variance would not be contrary to the public interest because:

Granting this variance would allow for a reasonable and productive use of the existing property. The zoning for the property is Residential/Agricultural which has a lot size requirement of 2 Acres, 200 ft Frontage with 30,000 SF contiguous area lot envelope within setback lines. The subject parcel consists of 19 acres with and has 850'+/- linear feet of frontage along Priest Road. The property meets the town zoning and subdivision requirements for 30,000 sf contiguous area within setback per lot. However, due to the configuration of the property, and location of wetland areas the new lot line would be required to split off the existing garage / barn associated with the house to the newly proposed lot. The requested variance is to allow for the existing barn to remain on the same lot as the existing dwelling. The proposed contiguous area would therefore be 20,733 sf which would still provide for an adequate and reasonable building envelope for the well and septic on the proposed new lot. Proposed new lot will also comply with all other subdivision and zoning requirements. The proposed development will be consistent with the neighborhood and will not look any different than surrounding properties. This proposal will not alter the essential character of the community nor threaten the health, safety or general welfare of the public. For all of these reasons we believe that this

Bertha & Dennis Fowler

50 Priest Road, Nottingham NH – ZBA request

proposal would not be contrary to the public interest.

2. If the Variance were granted, the spirit of the ordinance would be observed because:

We believe this proposed subdivision is reasonable and would meet the spirit of the ordinance especially relative to the surrounding properties, the available building area, the location of the existing improvements and the characteristics of the land allow for ample room for a well, septic and dwelling without requiring that the existing barn be razed, removed or located on a separate lot due to building setback requirements. The proposed lot line location meets setback requirements for the town while still allowing for the reasonable use of a large parcel of land, the majority of which is not suitable for development due to the presence of wetlands. The proposed overall lot sizes will exceed the required 2 acres and provide for large areas of contiguous open space adjacent to town owned conservation land and a critical wetland area. The large lots are consistent with the surrounding properties, provide for reasonable building area and in our opinion meets the spirit of the ordinance. This proposal will not alter the essential character of the neighborhood nor threaten the health, safety or general welfare of the public. We therefore believe that granting the variance would observe the spirit of the ordinance.

3. Granting the variance would do substantial justice because:

Granting this variance would allow for the reasonable and productive use of the land and allow for the creation of one new lot that would be consistent with other residential lots in the area and would not alter or detract from the essential character of the neighborhood. We believe that the current proposal provides for a productive and reasonable use of the property which meets all other building setback requirements. If the subject lot did not have the significant amount of wetland it could support up to 4 lots given the acreage and frontage. Approval of the variance would provide substantial justice as there would be no apparent harm to the general public and it would allow for property owner to maintain use of their existing house and barn while still being able to develop at least a small portion of an existing 19 acre parcel.

4. If the variance were granted, the values of the surrounding properties would not be diminished because:

This proposal consists of subdividing a 19 acre parcel into two residential lots. The proposed subdivision can meet the required ordinance but it would require the removal and/or loss of the existing barn/garage in order to comply with the regulations. The development will in our opinion still meet the intent of the ordinance with adequate space for well, septic and dwelling construction while meeting all other setbacks. The use is consistent with the zoning and the surroundings and will have no negative impacts on the surrounding properties. Since this proposal is consistent with neighboring properties and for the reasons stated above we do not believe that this proposal would have any negative impact on the surrounding properties. Our experience has been that new construction can often times have positive impacts on surrounding property values.

Bertha & Dennis Fowler
50 Priest Road, Nottingham NH – ZBA request

5. Unnecessary Hardship

A. Owing to special conditions of the property that distinguish it from other properties in the area, denial of the variance would result in unnecessary hardship because:

1. No fair and substantial relationship exists between the general public purpose of the ordinance provision and the specific application of that provision to the property because:

We believe this property does possess special conditions given its geometry, size and physical characteristics. Although the parcel has more than adequate frontage, acreage and good soils in the southern portion along Priest Road, the northern portion of the property is a former wet meadow which has grown up into a forested wetland and the western portion of the property is a very poorly drained wetland considered critical wetlands according to town maps. Although the parcel has 19 acres, the majority of that is considered wetland and only about 4.5 acres along Priest Road is upland area, and once the building setbacks are applied it reduces the usable area to approximately 1.5 acres out of 19 acres. We believe that one additional single family residential dwelling is consistent with its surroundings, is a reasonable use and would be supported by the general public. It is our belief that permitting the lot line to be adjusted to allow for the continued use of the existing barn with the existing house in conjunction with the creation of 1 new lot meets the spirit and intent of the ordinance especially when you evaluate the surrounding properties and take into account the available building areas, the location of the existing improvements and the quality of the land characteristics in the building area. It is our belief that the intent of the ordinance will be met by providing adequate usable land area for a house site, septic and well. It is our opinion that the geometry, topography and suitable soil conditions of the proposed new lot will easily support a residential building lot as proposed in accordance with all applicable health and safety standards. Based on the above we believe that no fair and substantial relationship exists between the general public purpose of the ordinance provision and the specific application of that provision to the property and that a denial of this variance request would result in unnecessary hardship for the reasons stated above.

2. The proposed use is a reasonable one because:

As stated above we believe that this proposal meets the spirit and intent of the ordinance as it will provide for safe access, septic and well installation meeting State NHDES standards, does not need any additional permitting such as wetlands crossings, and lot can support the proposed single family residential development. This proposal will also be consistent with its surroundings and will result in no negative impact to the public. For this and all of the reasons previously stated we believe that the proposed use is reasonable.

B. Explain how, if the criteria in paragraph (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

Bertha & Dennis Fowler

50 Priest Road, Nottingham NH – ZBA request

in strict conformance with the ordinance, and a variance is therefore necessary to enable a reasonable use of it:

The subject property is unique given its existing features including the large amount of jurisdictional wetlands as well as Critical Wetlands per town designation. Not often do you find a parcel that consists of 19 total acres with only 1.5 acres of usable upland area outside of the property line and wetland setbacks. Although the upland area could easily support 3 or more residential dwellings the property is limited to only 2 due to the local wetland and property line setback requirements. The proposed 2 lot subdivision would have more than the required amount of suitable land area to accommodate on-site septic systems, wells and dwellings in accordance with NHDES state standards and granting the variance would allow reasonable use of the property and give relief from a building setback in order to maintain the existing dwelling and barn on the existing lot. It is our opinion that granting this variance would allow for reasonable and productive use of a piece of property with unique hardship characteristics.

Town of Nottingham
P.O. Box 114
139 Stage Road
Nottingham NH 03290



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 50 PRIEST ROAD,
hereby verify that I have authorized FIELDSTONE LAND CONSULTANTS, PLLC 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:

- | | |
|---|---|
| <input checked="" type="checkbox"/> Subdivision/Lot Line Adjustment | <input type="checkbox"/> Site Plan Review |
| <input type="checkbox"/> Backlot Subdivision | <input type="checkbox"/> Design Review |
| <input checked="" type="checkbox"/> Other <u>VARIANCE</u> | |

FOR: 2 LOT RESIDENTIAL SUBDIVISION

NAME OF OWNER (Typed or printed) BERTHA C. FOWLER

Address of Owner 50 PRIEST ROAD, NOTTINGHAM NH 03290

Signature of Owner *Bertha C. Fowler*

Date 5-9-17

NAME OF OWNER (Typed or printed) DENNIS J. FOWLER

Address of Owner 50 PRIEST ROAD, NOTTINGHAM NH 03290

Signature of Owner *Dennis J. Fowler*

Date 5-9-17

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 _____

Town of Nottingham
P.O. Box 114
139 Stage Road
Nottingham NH 03290



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AUTHORIZATION TO ENTER UPON SUBJECT PROPERTY

The property owner(s), by the filing of this application, hereby give permission 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 property which is the subject of this application at any reasonable time for the purpose of such examinations, surveys, tests and/or inspections as may be appropriate to enable this application to be processed.

I/We hereby waive and 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 one year from date of signature

Property Owner(s) *Scott C. Galt* *5-9-17* _____
Signature Date Signature Date

Property Owner(s) *Sherry J. Galt* _____
Signature Date Signature Date

Property Owner(s) _____
Signature Date Signature Date

Property Owner(s) _____
Signature Date Signature Date

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.

New Hampshire Law

New Hampshire law no longer distinguishes between a "use" or "area" variance. New Hampshire law requires the existence of unnecessary hardship for the granting of any variance, whether that is for a use not allowed in a particular zone or a deviation from a dimensional requirement.

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 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 notarized Owner's Authorization for Representation form must be submitted. (SEE FORM C).

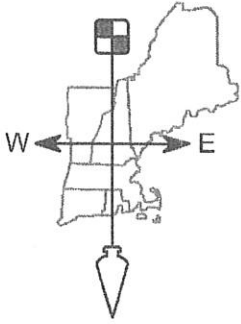
No application shall be accepted for processing until **all** of the required information is received.

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 5 business days 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.



FIELDSTONE

Surveying ♦ Engineering
Land Planning ♦ Septic Designs

LAND CONSULTANTS, PLLC

206 Elm Street, Milford, NH 03055 - Phone: 603-672-5456 - Fax: 603-413-5456

www.FieldstoneLandConsultants.com

April 18, 2017

Town of Nottingham
Planning Board / Zoning Board of Adjustment
139 Stage Road, PO Box 114
Nottingham, NH 03290

RE: **Minor Subdivision Application / Zoning Variance Request**
Nottingham Map 20, Lot 4
Owner Bertha and Dennis Fowler
50 Priest Road, Nottingham NH 03290

To Whom It May Concern:

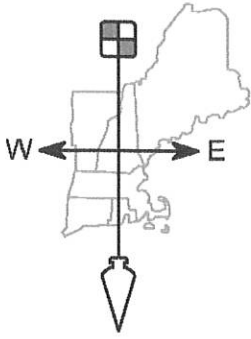
The undersigned being the owners of the above referenced lots hereby authorizes Fieldstone Land Consultants, PLLC to act as their agent in filing and seeking all necessary approvals from local, state and federal agencies.

50 Priest Road
Nottingham Map 20, Lot 4

Signature: *Bertha C. Fowler* Print: Bertha C. Fowler Date 4-29-17

Signature: *Dennis J. Fowler* Print: Dennis J. Fowler Date 4/28/17

Project #1363.00



FIELDSTONE

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**TEST PIT DATA
BERTHA FOWLER
50 PRIEST ROAD
NOTTINGHAM, NH**

10/19/16

Test Pit #1

0-3"- 10YR 3/3 Dark Brown, loam

3-12"- 2.5Y 5/6 Light Olive Brown, fine sandy loam, massive, friable

12-32"- 2.5Y 5/3 Light Olive Brown, fine sandy loam, massive, friable

ESHWT = 10" Observed Water = None Ledge/Boulders = None Roots = 12"

10/19/16

Test Pit #2

0-4"- 10YR 3/3 Dark Brown, loam

4-?"- 10YR 6/4 Light Yellow Brown, fine sandy loam

?-48"- 2.5Y 6/8 Light Olive Brown, fine sandy loam, ?

ESHWT = 12" Observed Water = None Ledge/Boulders = None Roots = None

10/19/16

Test Pit #3

0-4"- 10YR 3/3 Dark Brown, loam

4-24"- 10YR 5/6 Yellow Brown, fine sandy loam, single grain, loose

24-68"- 2.5Y 6/6 Olive Yellow, fine sandy loam, single grain, loose

ESHWT = None Observed Water = None Ledge/Boulders = None Roots = 36"

FIELDSTONE

LAND CONSULTANTS, PLLC

10/19/16

Test Pit #4

0-10" - 10YR 3/3 Dark Brown, loam

10-20" - 10YR 5/6 Light Olive Brown, fine sandy loam, massive, friable

20-52" - 2.5Y 5/6 Light Olive Brown, fine sandy loam, massive, firm

ESHWT = 26"

Observed Water = None

Ledge/Boulders = None

Roots = 28"

10/19/16

Test Pit #5

0-10" - 10YR 3/3 Dark Brown, loam

10-20" - 10YR 5/6 Yellow Brown, fine sandy loam, granular, friable

20-50" - 2.5Y 5/6 Light Olive Brown, fine sandy loam, granular, friable

ESHWT = 30"

Observed Water = None

Ledge/Boulders = None

Roots = 30"

Test Pits were logged by:



Christopher A. Guida, CSS, CWS
Certified Soil & Wetland Scientist
NH Licensed Designer #1401



PICTURE

OWNER

FOWLER DENNIS J
 FOWLER BERTHA C
 50 PRIEST ROAD
 NOTTINGHAM, NH 03290

TAXABLE DISTRICTS

District Percentage

BUILDING DETAILS

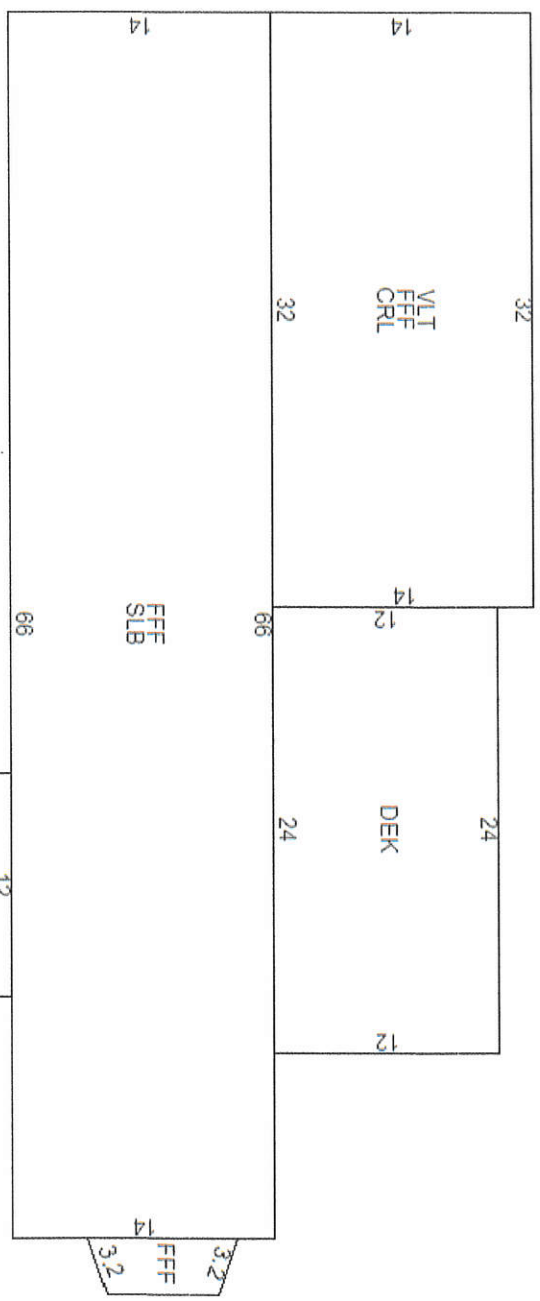
Model: 1.00 STORY MH
 Roof: GABLE OR HIP/ASPHALT
 Ext: VINYL SIDING
 Int: DRYWALL
 Floor: PARQUET/CARPET
 Heat: OIL/FA DUCTED
 Bedrooms: 3 Baths: 1.0 Fixtures: 4
 Extra Kitchens: Fireplaces:
 A/C: No Generators:
 Quality: A0 AVG
 Com. Wall:
 Size Adj: 0.9240 Base Rate: MHS 44.00
 Bldg. Rate: 0.9055
 Sq. Foot Cost: \$ 39.84

PERMITS

Date	Permit ID	Permit Type	Notes

BUILDING SUB AREA DETAILS

ID	Description	Area	Adj.	Effect.
VL.T	VAULTED	448	0.05	22
DEK	DECK/ENTRANCE	360	0.10	36
CRL	CRAWL SPACE	448	0.05	22
FFP	FST FLR FIN	1393	1.00	1393
SLB	SLB	924	0.00	0
GLA:	1,393	3,573		1,473



2015 BASE YEAR BUILDING VALUATION

Market Cost New: \$ 58,684
 Year Built: 1984
 Condition For Age: GOOD 33 %
 Physical:
 Functional:
 Economic:
 Temporary:
 Total Depreciation: 33 %
 Building Value: \$ 39,300

OWNER INFORMATION		SALES HISTORY				Price Grantor
Date	Book	Page	Type			
12/30/2013	5505	0005	U137		87,600 FEDERAL NATIONAL	
05/23/2013	5441	1685	U151		148,772 ESTATE LARRY M. SYNGER	
05/05/1997	3212	1553	U199		99,900 COLE, FRANK/VIVIAN	

LISTING HISTORY	NOTES
01/23/12 DMVM 07/09/09 CGRL 10/05/06 DMCL 06/16/06 KCVN 10/29/96 EST	WHITE; NEW ROOF '02, WOOD BACKUP HEAT, 01/12-NOH,NC;

EXTRA FEATURES VALUATION		MUNICIPAL SOFTWARE BY AVITAR	
Feature Type	Units Length x Width	Rate	Cond
BARN-2STRY	988 26 x 38	76 19,00	80
			Market Value Notes
			11,413
			11,400

LAND VALUATION														
Zone: R-AG RES/AGR DIST	Minimum Acreage: 2.00	Minimum Frontage: 200	Site: AVERAGE Driveway: DIRT Road: DIRT											
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	E	100	100	95	95	95 -- MILD	100	75,400	0	N	75,400	
IF RES	0,500 ac	x 2,000	X	98				90 -- ROLLING	100	900	0	N	900	
WETLANDS	6,000 ac	x 2,000	X	98				90 -- ROLLING	50	5,900	100	Y	97 WET	
FARM LAND	10,500 ac	x 2,000	X	98				90 -- ROLLING	100	18,500	100	Y	3,616	
FARM LAND	1,600,000 ft	x 110	E	100				90 -- ROLLING	100	158,400	0	N	0	
										259,100			80,013	

TOWN OF NOTTINGHAM
NEW HAMPSHIRE
PARCEL TOTAL TAXABLE VALUE

Year	Building	Features	Land
2014	\$ 39,400	\$ 10,800	\$ 65,780
		Parcel Total: \$ 115,980	
2015	\$ 39,300	\$ 11,400	\$ 79,956
		Parcel Total: \$ 130,656	
2016	\$ 39,300	\$ 11,400	\$ 80,013
		Parcel Total: \$ 130,713	



1363.0

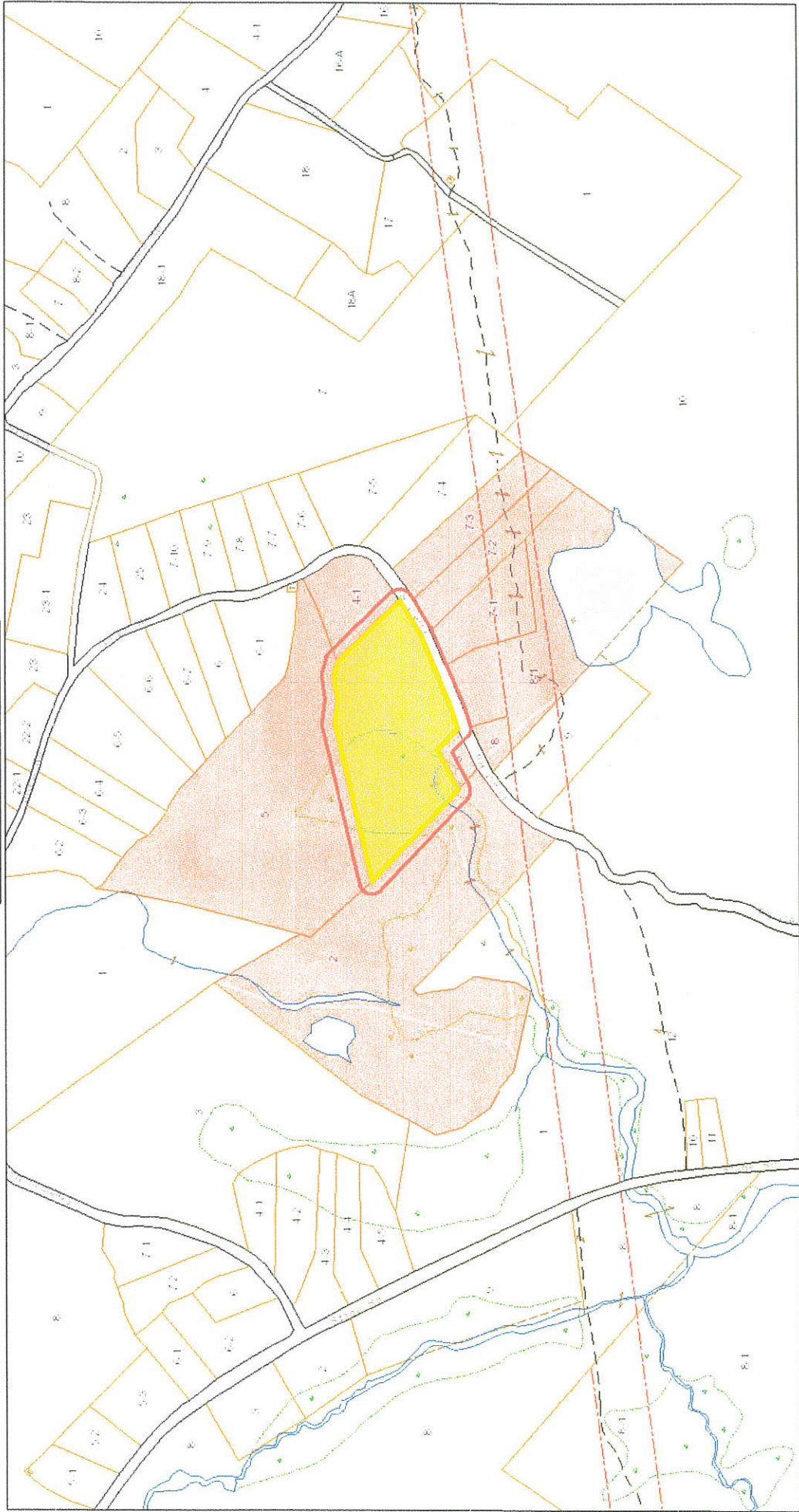
Nottingham, NH

1 inch = 537 Feet

0 537 1075 1613



www.cai-tech.com



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BERTHA FOWLER

Nottingham, NH

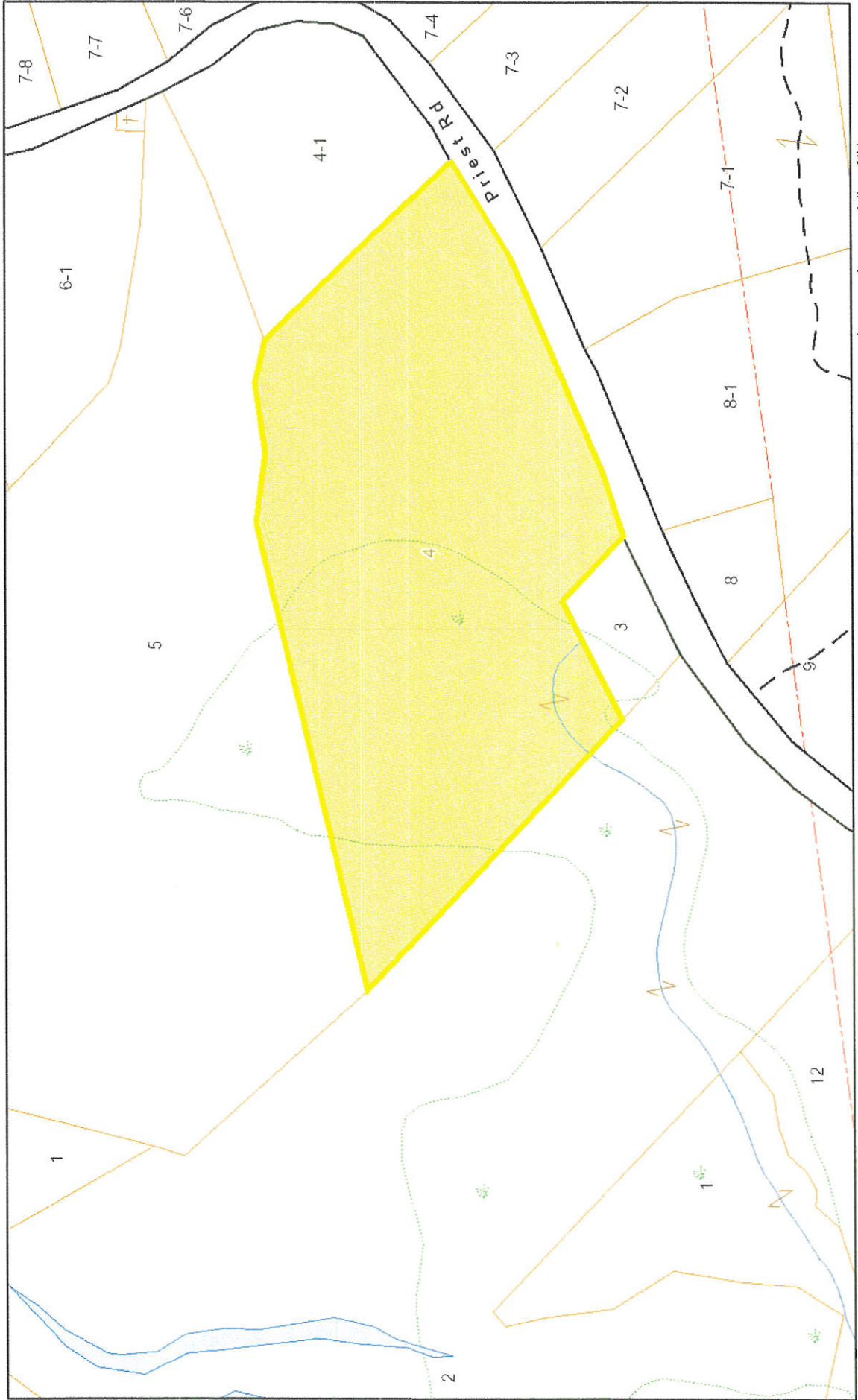


May 8, 2017

1 inch = 268 Feet



www.cai-tech.com



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Town of Nottingham
P.O. Box 114
139 Stage Road
Nottingham NH 03290

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

ABUTTER(S) LIST

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

1. APPLICANT INFORMATION:

Printed Name: BERTHA & DENNIS FOWLER Contact Telephone: 603-942-7467

Address: _____

2. OWNER INFORMATION:

Printed Name: SAME

Address: _____

3. PROFESSIONAL(S) INFORMATION:

Printed Name: FIELDSTONE LAND CONSULTANTS, PLLC

Address: 206 ELM STREET, MILFORD NH 03055

Abutter(s) Information				
4.	Map:	Lot:	Name: SEE ATTACHED	Address:
5.	Map:	Lot:	Name:	Address:
6.	Map:	Lot:	Name:	Address:
7.	Map:	Lot:	Name:	Address:
8.	Map:	Lot:	Name:	Address:
9.	Map:	Lot:	Name:	Address:
10.	Map:	Lot:	Name:	Address:
11.	Map:	Lot:	Name:	Address:
12.	Map:	Lot:	Name:	Address:
13.	Map:	Lot:	Name:	Address:

I, CHRISTOPHER A. GUIDA, 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..

Applicant's Signature

Date

5/8/17



100 foot Abutters List Report

Nottingham, NH

May 08, 2017

Subject Property:

Parcel Number: 020-0004-000
CAMA Number: 020-0004-000
Property Address: 50 PRIEST ROAD

Mailing Address: FOWLER DENNIS J FOWLER BERTHA C
50 PRIEST ROAD
NOTTINGHAM, NH 03290

1

Abutters:

Parcel Number: 020-0002-000
CAMA Number: 020-0002-000
Property Address: PRIEST ROAD

Mailing Address: NOTTINGHAM, TOWN OF
PO BOX 114
NOTTINGHAM, NH 03290

} Repeat 2

Parcel Number: 020-0003-000
CAMA Number: 020-0003-000
Property Address: PRIEST ROAD

Mailing Address: NOTTINGHAM, TOWN OF
PO BOX 114
NOTTINGHAM, NH 03290

Parcel Number: 020-0004-001
CAMA Number: 020-0004-001
Property Address: 56 PRIEST ROAD

Mailing Address: DRAKE, ROBERT W
56 PRIEST ROAD
NOTTINGHAM, NH 03290

3

Parcel Number: 020-0005-000
CAMA Number: 020-0005-000
Property Address: 62 PRIEST ROAD

Mailing Address: HALL, THOMAS H SCHULZ, LINN S
62 PRIEST ROAD
NOTTINGHAM, NH 03290

4

Parcel Number: 020-0007-001
CAMA Number: 020-0007-001
Property Address: 49 PRIEST ROAD

Mailing Address: CRAFT, SONIA L CRAFT, STEVE R
49 PRIEST ROAD
NOTTINGHAM, NH 03290

5

Parcel Number: 020-0007-002
CAMA Number: 020-0007-002
Property Address: 51 PRIEST ROAD

Mailing Address: ABBOTT CHRISTOPHER J WALTERS
LAUREN R & MICHAEL W &
51 PRIEST ROAD
NOTTINGHAM, NH 03290

6

Parcel Number: 020-0007-003
CAMA Number: 020-0007-003
Property Address: 53 PRIEST ROAD

Mailing Address: NEWMAN-BARRETT, ROBIN M
53 PRIEST ROAD
NOTTINGHAM, NH 03290

7

Parcel Number: 020-0008-000
CAMA Number: 020-0008-000
Property Address: 45 PRIEST ROAD

Mailing Address: HIGGINS, II JOSEPH F MCKINNEY,
MAUREEN J
45 PRIEST ROAD
NOTTINGHAM, NH 03290

8

Parcel Number: 020-0008-001
CAMA Number: 020-0008-001
Property Address: 47 PRIEST ROAD

Mailing Address: FOWLER, DEANNE LYNN
47 PRIEST ROAD
NOTTINGHAM, NH 03290

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000020 000002 000000
NOTTINGHAM, TOWN OF
PO BOX 114
NOTTINGHAM, NH 03290-0114

000020 000003 000000
NOTTINGHAM, TOWN OF
PO BOX 114
NOTTINGHAM, NH 03290-0114

000020 000004 000000
FOWLER DENNIS J
FOWLER BERTHA C
50 PRIEST ROAD
NOTTINGHAM, NH 03290

000020 000004 000001
DRAKE, ROBERT W
56 PRIEST ROAD
NOTTINGHAM, NH 03290

000020 000005 000000
HALL, THOMAS H
SCHULZ, LINN S
62 PRIEST ROAD
NOTTINGHAM, NH 03290

000020 000007 000001
CRAFT, SONIA L
CRAFT, STEVE R
49 PRIEST ROAD
NOTTINGHAM, NH 03290

000020 000007 000002
ABBOTT CHRISTOPHER J
WALTERS LAUREN R & MICHAEL W &
51 PRIEST ROAD
NOTTINGHAM, NH 03290

000020 000007 000003
NEWMAN-BARRETT, ROBIN M
53 PRIEST ROAD
NOTTINGHAM, NH 03290

000020 000008 000000
HIGGINS, II JOSEPH F
MCKINNEY, MAUREEN J
45 PRIEST ROAD
NOTTINGHAM, NH 03290

000020 000008 000001
FOWLER, DEANNE LYNN
47 PRIEST ROAD
NOTTINGHAM, NH 03290

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