



RINDGE BOARD OF ADJUSTMENT
30 PAYSON HILL ROAD, PO BOX 163
RINDGE, NH 03461
Tel. (603) 899-5181 X100 Fax (603) 899-2101 TDD 1-800-735-2964
www.town.rindge.nh.us

Hearing Date: 2-28-2012
Decision Date: 2-28-2012
Case Number: 1036

Notice of Decision

You are hereby notified of the Decision in the case of:

Kayalov PM Sirene II, Ltd., c/o James Romeyn Davis, Esq., Sheldon, Davis, Wells & Hockensmith, PC, 28 Middle Street, Keene, NH 03431. 603-355-4700. Property at Henry Lane, Rindge, NH 03461. Map 21, Lot 19-2. Application for a Special Exception to Rindge Zoning Ordinance Article XIV, Section B-2 which states that no building shall be located closer than fifteen (15) feet to an abutter's property or fifty (50) feet from the edge of a right of way.

Sitting members: Drouin, Thomas, Eicher, Goodrich, and Hill.

The Board found that:

- 1. The Board finds that the use will not create excessive traffic, congestion, noise, or odors.**

On these issues, the applicant and others provided evidence that: There is no change in use.

Vote: Unanimous.

- 2. The Board finds that the proposed use will not reduce the value of surrounding properties:** On this issue, the applicant and others provided evidence that:

The proposed use will not reduce the value of the surrounding properties but will instead enhance their value. The proposed buildings are an enhancement to the existing property.

Vote: Unanimous

- 3. The Board finds that there is adequate sewage and water facilities and sufficient off-street parking provided by the applicant.** On these issues, the applicant and others provided that:

The septic and water serving the lot are new as of 2010 and the parking is increased per the proposed Plan.

Vote: Unanimous

- 4. The proposed use will preserve the attractiveness of the Town.** On this issue, the applicant and others provided evidence that:

It will; the new structures will be a significant enhancement.



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Vote: Unanimous

MOTION: Eicher motioned to grant the Special Exception and Thomas seconded; the granting of the Special Exception as all four criteria have been met.

Vote: Unanimous.

Respectfully Submitted:

Joseph C. Hill MD

Alternate

Linda Stonehill

Clerk

Janet Goodrich
Chairman

David Drouin
Vice Chairman