



Town of
Wolfeboro

ZONING BOARD OF ADJUSTMENT

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Register of Deeds, Carroll County

Lisa Scott

**NOTICE OF DECISION
WOLFEBORO ZONING BOARD OF ADJUSTMENT
4 April 2016**

TM# 234-16 – Unit 9

Case # 03-SE-16

Owner: Pleasant Valley Lodges Corp.

Applicant: Karen Grogin

Special Exception Section 175-43 A (1)

1-9 - Unit 9 PVL

Agent: Rick Eaton, Eaton Construction

Public Hearing for a Special Exception from Section 175-43 A (1) of the Wolfeboro Planning & Zoning Ordinance to remove an existing 5' x 7' deck and stairs and install a new 5' x 27' deck and stairs. This property is located at 1-9 PVL Lane, Unit 9. A site visit was conducted prior to the hearing.

Board Decision:

It was voted by at least three members to approve the Special Exception for TM# 234-16-Unit 9 – Case # 03-SE-16 for the expansion of the non-conforming use to permit removal 5'x 7' stairs and deck and construct a new 5' x 27' stairs and deck in accordance with 175-43, A, 1 with the following conditions:

1. All of the documentation submitted in the application package by the applicant and any requirements imposed by other agencies are part of this approval unless otherwise updated, revised, clarified in some manner, or superseded in full or in part. In the case of conflicting information between documents, the most recent documentation and this notice herein shall generally be determining.
2. The application, as submitted to the ZBA, does not satisfy all applicable requirements for a building permit or Shoreland Permit.
3. The Notice of Decision shall be recorded at the Carroll County Registry of Deeds and the applicant shall pay all recording fees.

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South Main Street Post Office Box 629 Wolfeboro, New Hampshire 03894

(603) 569-5970



4. This Special Exception shall be valid if exercised within 2 years from the date of final approval, or as further extended by local ordinance or by the Zoning Board of Adjustment for good cause.



Fred Tedeschi, Vice-Chairman

Date: 8 April 2016

NOTE: Certain persons have the right to appeal the ZBA's decision to the superior court, or to file a motion for rehearing with the ZBA, as the case may be, within 30 days of the date the ZBA made the decision. Any person who wishes to exercise their appeal rights must do so consistent with applicable State statutes and should immediately consult with an attorney of their choosing to be sure their appeal rights are protected."

**Note: This notice has been placed on file and made available for public inspection in the records of the ZBA on 8 April 2016 and will be published in the 14 April 2016 issue of the Granite State News. Copies of this notice have been distributed to the applicant, Planning Board, Board of Selectmen, Town Clerk, Tax Assessor, Building Official, Fire Chief, Police Chief, Town Manager and Municipal Electric Department

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