



Town of Wilton, NH
Application to the Zoning Board of Adjustment
 (Revised January 2011)

General Information, Page 1 of 3

Property Information

Describe the lot involved in the application (the lot that you want to build a building on, subdivide, conduct a business or other activity on, etc.). If more than one lot is involved, then describe them all in this space if it is convenient, or attach additional copies of this page.

Tax Map and Lot Number D 116 Lot Size 3.5 Acres

Street Address 168 Burns Hill Rd

Zoning District (check one):

- Residential General Residence and Agricultural
 Commercial Industrial Office Park

Relevant Overlay Districts (check any that apply):

- Research and Office Park Floodplain Conservation Watershed
 Wetlands Conservation Aquifer Protection Elderly Housing

Owner

If the application involves multiple lots with different owners, attach additional copies of this page.

Name James and Malissa Knight

Mailing address 168 Burns Hill Rd

Mailing address _____

Town, State, ZIP Wilton NH 03086

This application must be signed by the owners of all lots involved in the application.

I approve the submission of this application. If an applicant or representative is named on the next page, the person named there has my permission to represent me before the Wilton Zoning Board.

Signature [Signature] Mknight Date 6/21/19

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clerk use only	
Date and time received: _____	
Received by: _____	Amount paid: _____
Case #: _____	<input type="checkbox"/> Abutter list and labels included



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Applicant

The applicant is the person who actually wants to build the building, conduct the business, etc. This is usually the same as the property owner, but might be a tenant, someone who plans to purchase the property, etc. If the applicant is the same as the owner, just check "Same as owner" and leave the rest of this section blank.

Same as owner

Name _____

Mailing address _____

Mailing address _____

Town, State, ZIP _____

Signature of Applicant or Owner

I certify that to the best of my knowledge and belief, all information provided in this application is accurate.

Signature *[Handwritten Signature]* Date 6/21/19

Representative

Fill out this section if the application is being submitted by a realtor, surveyor, engineer, attorney, etc., on behalf of the actual owner or applicant.

Name _____

Mailing address _____

Mailing address _____

Town, State, ZIP _____

I authorize the above-named representative to submit this application and to speak before the Zoning Board on my behalf.

Signature of applicant or owner

Signature _____ Date _____

(continued on the next page)



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Contact Information

How can we get in touch with the applicant or the applicant's representative, if there are questions about or problems with the application? Provide at least one of the following. If you provide more than one, please check your preferred form of contact.

This information is for: the applicant the representative.

Daytime phone _____ Evening phone 603-438-3337
 Work E-mail James.knight@ametek.com Personal e-mail JKnight@comcast.net

Proposed Use

Explain what you want to do with the property. (Do you want to build a building, subdivide a lot, have a business, ...).

Explain why you need the Zoning Board to let you do it. (The building will be too close to the lot line; the Planning Board wouldn't approve your subdivision; your lot is in a zoning district where businesses aren't allowed; ...).

Be specific. Identify the section or sections of the Zoning Ordinance that apply. If lot sizes or configurations or building placements are relevant, provide a scale drawing or plan showing all relevant information, such as lot lines, setbacks, present and proposed structures on your lot and neighboring lots, etc.

Description of proposed use and need for ZBA approval (use this page; attach additional pages as necessary):

Building a 16x10 Shed next to garage. It is with 30-24'
of property line of closest abutter
Also at later date a carport on garage estimated
time of project starting construction 3/5/20 - 7/20

We would like the ZBA to consider this as it is within the 35' setback rule. The current garage was possibly built in 1986'-90' timeframe and is with 4' of the property line.

Behind our proposed shed is a spot where both myself and our neighbors place any leaf and tree branches the area we "shade" is not of any asthetical purpose.

we have equipment laying around outside which looks worse than if there was a shed there. The neighbors that would see this have a chicken coop within 20 feet of the proposed site.



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Application for a Variance, Page 1 of 2

When, because of the specific characteristics of your property, the Zoning Ordinance unreasonably restricts your use of your property without a corresponding public benefit, the Zoning Board may grant a Variance, which modifies or sets aside particular requirements of the Ordinance.

The specific section of the Zoning Ordinance to be varied: 6.2.4 Lot Reg. Setbacks

The requirement in that section that you want to change, and how you want it changed:

I am looking to drop the setback for the shed to fall within ~20 feet instead of 35 from non road frontage property line. The carport will be ~40 ft along the existing garage

To grant a variance, the Zoning Board must decide that it will satisfy each of the following five conditions. Please explain why you believe that each of the following statements is true. (Use additional sheets of paper if necessary.)

1. Granting the variance would not be contrary to the public interest: The shed is a kit from a well known builder. It will look great and store various pieces of equipment that reside outside. The carport will also add value to our property. →

2. Granting the variance would be consistent with the spirit of the Ordinance: The current garage built by a previous owner may or may not had a permit. It resides next to the lot line and we have not had any complaints from abutters

3. Granting the variance would do substantial justice: No comment
We would like this variance granted b/c we feel that this portion of our land does not impact our neighbors. As it stands now =>

4. The proposed use will not diminish surrounding property values: Both structures will both function as their intended use and will be kept up in appearance

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5. Literal enforcement of the provision of the ordinance would result in unnecessary hardship.
 Complete just one of sections 5(a), 5(b), or 5(c):

5(a) 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:

There should be no conflict between the decision to grant the variance as long as I follow the correct procedure in applying for the provision.

ii. The proposed use is a reasonable one:

stated previously the location does not impact visually any of the abutters views. The structures will be used to "tidy" up the current property

iii. The hardship is a consequence of special conditions of the property that distinguish it from other properties in the area:

The usefulness and utilization of the structure limit the placement of the building to a small portion of the property. In order to be used to its fullest extent the correct location has been chosen.

5(b) i. The property cannot be reasonably used in strict conformance with the ordinance:

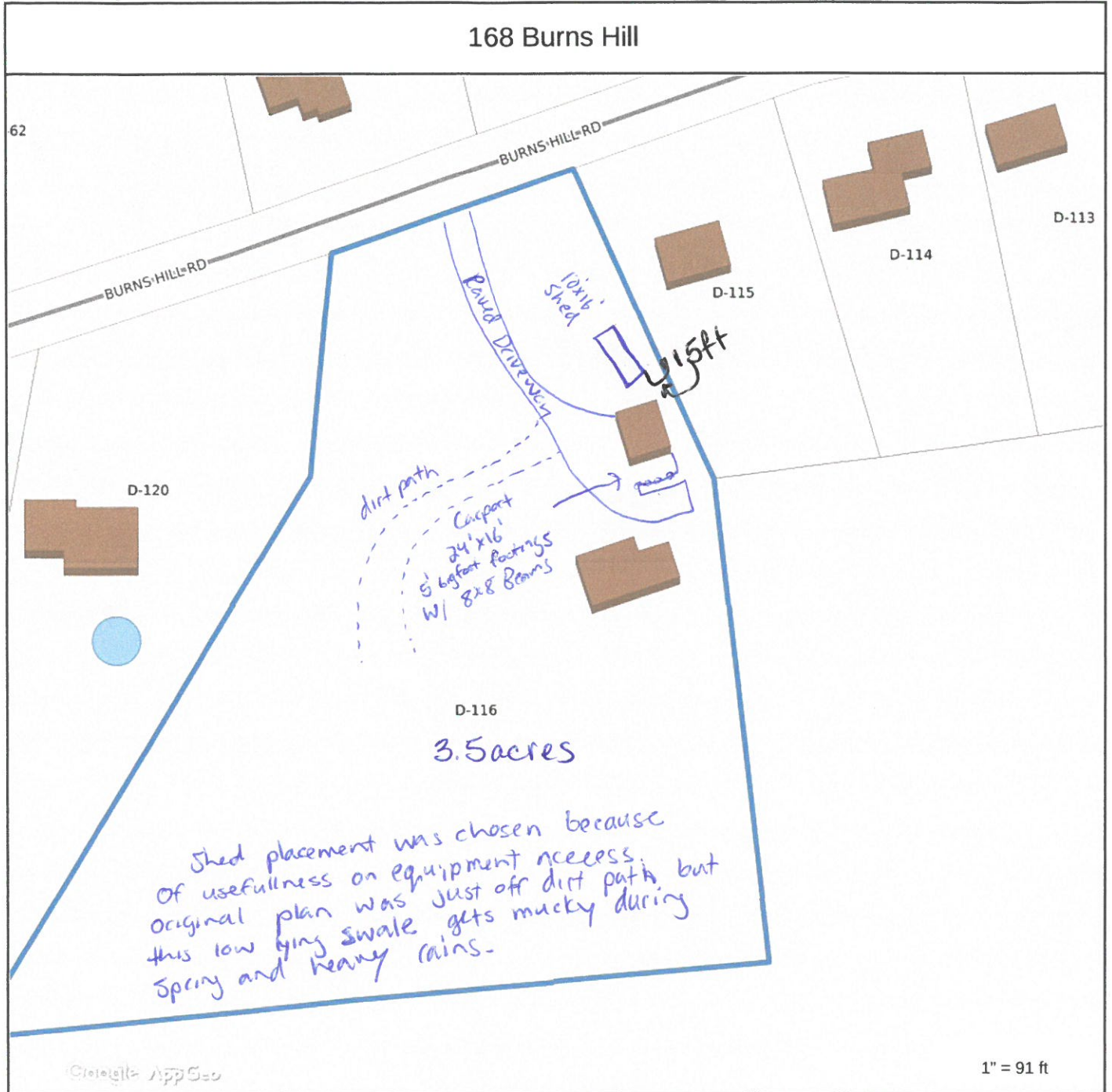
ii. The hardship is a consequence of special conditions of the property that distinguish it from other properties in the area:

5(c) **Hardship resulting from a physical disability.**

i. The variance is necessary to make reasonable accommodations to allow a person with a recognized physical disability to reside in or regularly use the premises:

ii. The variance is in harmony with the general purpose and intent of the zoning ordinance:

168 Burns Hill



Property Information

Property ID D-116|1493|485
Location 168 BURNS HILL ROAD
Owner KNIGHT, JAMES & MALISSA

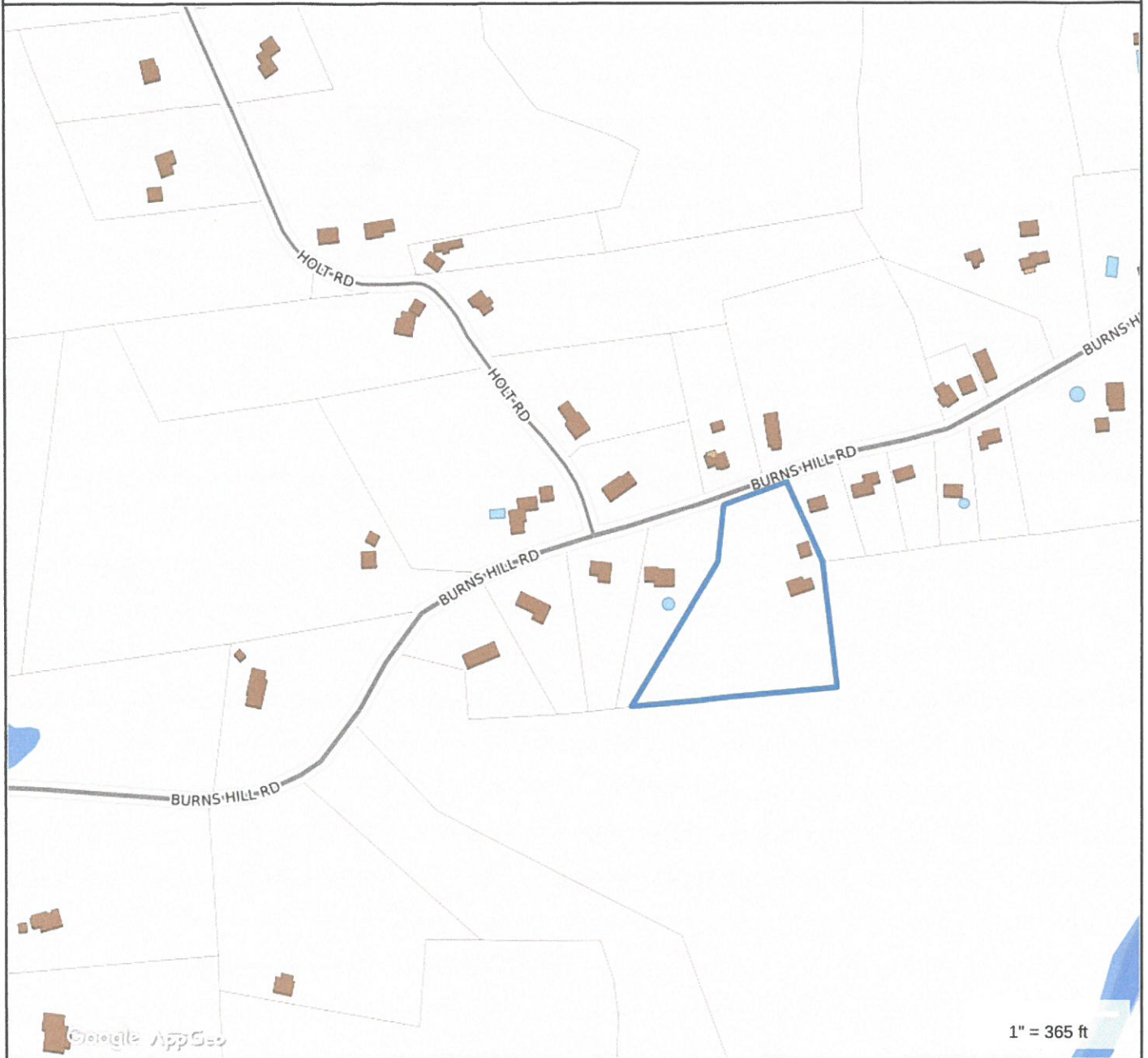


**MAP FOR REFERENCE ONLY
 NOT A LEGAL DOCUMENT**

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Geometry updated 11/16/2018
 Data updated 10/25/2018

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