

TOWN OF HAMPTON FALLS

TOWN OFFICES, 1 DRINKWATER ROAD 603-926-4618



NEW HAMPSHIRE 03844

ZONING BOARD OF ADJUSTMENT

Applications are submitted to the Building Inspector (926-5269). Please note the schedule for deadlines.

Dear Applicant:

This will serve to inform you briefly as to what you must do to bring a petition before the Zoning Board of Adjustment. The Board is charged with jurisdiction in four basic types of cases involving the Zoning Ordinances. Please complete the section applicable to your request.

1. **Variances** - where special circumstances exist in the property warranting the use of that property in a manner which technically is in violation of the ordinance.

2. **Special Exceptions** - where the ordinance specifically permits a particular use provided the applicant can prove that whatever conditions attached to such use by the ordinance have or will be complied with.

3). **Appeal from Administrative Decisions** - where the applicant feels that the Administrative Official made an error in applying, or interpreting the zoning ordinance in a particular case.

4. **Equitable Waiver of Dimensional Requirements** - where a lot or other division of land, or structure thereupon, is discovered to be in violation of a physical layout or dimensional requirement imposed by a zoning ordinance enacted pursuant to RSA: 674:16.

This is to inform you, the applicant, that the Board cannot and will not grant the relief sought unless the applicant proves the elements of his or her case.

For example, variances may not be granted solely because the applicant is suffering from financial hardships or other personal problems or simply would like to put his or her property to a non-permitted use. The attached checklist is provided to advise you what information must be included with your application, but may not include all required information for your particular case.

THE APPLICANT IS RESPONSIBLE FOR PRESENTING SUFFICIENT INFORMATION TO SUPPORT A CASE. WHEN FILLING OUT THE APPLICATION, PLEASE PRINT OR TYPE.

Familiarity with the particular provision of the Zoning Ordinance that affects your property is important. Any specific questions you may have relative to your particular case can be answered either by obtaining a copy of the Zoning Ordinance at the Town Clerk's Office or on line at hamptonfalls.org, or by inquiring at the Building Inspector's Office, 1 Drinkwater Road, Hampton Falls, NH 03844.

You may represent yourself or authorize, in writing, someone else to represent you.

