



**BUILDING, ZONING & LICENSING SERVICES**  
31 Wakefield Street,  
Rochester, New Hampshire 03867-1917  
(603) 332-3976- Fax (603) 509-1912  
Web Site: [www.rochesternh.net](http://www.rochesternh.net)

**ZONING BOARD OF ADJUSTMENT  
NOTICE OF DECISION  
Case No 2016-21**

September 14, 2016

**2016-21** Donald and Bonnie Toy applicants request a Variance to the terms of Table 18-A and ask that said terms be waived to permit the expansion of an existing manufactured housing park/ mobile home park and allow the application of the Chapter 43 Mobile Home Park Ordinance after April 22, 2014. Chapter 42.30 c.1, to allow the expansion of a non-conforming use.

**Location:** 418 Old Dover Rd. Map 0256 Lot 0054 Block 0001, Agricultural Zone  
The variance was APPROVED for the following reasons:

The variance will not be contrary to the public interest because: It will not negatively impact health and the general welfare. The spirit of the ordinance is observed because: It will not compromise the provision of adequate light and air. If granted, the benefit to this individual applicant outweighs any harm to the community as a whole. The value of surrounding properties will not be diminished because: It will not generate levels of noise, light, activity or traffic that are significantly different from that which currently exists.

---

Mr. Ralph Torr - Chair  
Rochester Zoning Board of Adjustment

**It is the applicant's responsibility to obtain any applicable permits from local, state, and federal agencies. Contact the Department of Building, Zoning and Licensing Services at 332-3508 ext. 1, to apply for any necessary permits and certificates. Any work completed within the thirty (30) day appeal period, explained below, is at your risk.**

**Note:** Any person affected has a right to appeal this decision. A request for a rehearing is the first step of an appeal. The request must be submitted to the Department of Building, Zoning and Licensing within **thirty (30) days** (calendar days starting the day after the decision is made). If a rehearing is not granted, the next step is to appeal to Superior Court within thirty (30) days. If a rehearing IS granted, it is the responsibility of the original applicant to present the case to the Zoning Board, with the same obligations and following the same procedure used when the case was first heard.

cc: Mr. Christopher Berry, Berry Surveying  
Mr. Don Toy  
Attorney Donald Whittum  
Assessing  
File