



## City of Rochester, New Hampshire

Department of Building, Zoning and Licensing Services  
33 Wakefield Street \* Rochester, NH 03867  
(603) 332-3508

### Variance Application

TO: BOARD OF ADJUSTMENT  
CITY OF ROCHESTER

DO NOT WRITE IN THIS SPACE
CASE NO. <u>2019-03</u>
DATE FILED <u>1/23/19</u>
<u>Julia J. J. J.</u> ZONING BOARD CLERK

Applicant: DOROTHY THONE

E-mail: \_\_\_\_\_ Phone: \_\_\_\_\_

Applicant Address: #92 CHESLEY HILL ROAD

Property Owner: DOROTHY THONE

Property Owner Address: #92 CHESLEY HILL ROAD, ROCHESTER, NH

Variance Address: #92 CHESLEY HILL ROAD, ROCHESTER, NH

Map Lot and Block No: TAX MAP 246 LOT 24

Description of Property: SEE ATTACHMENT

Proposed use or existing use affected: SEE ATTACHMENT

The undersigned hereby requests a variance to the terms of Article 42, Section 13.A.2.A and asks that said terms be waived to permit THE SUBDIVISION OF A NEW LOT THAT

ENCOMPASSES AN ACCESSORY STRUCTURE W/OBT A PRIMARY STRUCTURE

The undersigned alleges that the following circumstances exist which prevent the proper enjoyment of his land under the strict terms of the Zoning Ordinance and thus constitute grounds for a variance.

Signed: Dorothy Thone Date: 1-23-19

QUESTIONS CALL JASON POTDEK 842-2467



**Description of Property:**

The Applicant has received a Conditional Approval from the City of Rochester Planning Board on January 7, 2019 for the proposed Lot Line Adjustment / Subdivision of this subject lot. During the review of the Planning Board it was noted that the newly created lot #24-4 would be considered non-compliant with Article 42 Section 23.A.2.A of the City of Rochester Zoning Ordinance. This regulation prohibits a building lot to have an accessory structure without having a primary structure. This newly created lot #24-4 is proposed as an undeveloped building lot, but it is configured in a manner that encompasses the current barn being an accessory structure which makes is non-compliant.

**Proposed use or existing use affected:**

It is the desire of the property owner to leave the existing barn in place so that once a new dwelling is built on the lot that it would then be an accessory structure to the new primary structure, at which point it will then be compliant with the Zoning Ordinance.

**1) Granting the variance would not be contrary to the public interest because:**

Allowing an existing barn to remain in place, in a location that is compliant with all other setbacks defined within the Zoning Ordinance with the intent to utilize the structure in the same manner in which it currently serves has no detrimental effect to the public interest.

**2) If the variance were granted, the spirit of the ordinance would be observed because:**

Granting of the variance would allow for reasonable use and development of one's property while preserving the spirit and intent of the ordinance by creating little or no effect to the residents of the local area or the City of Rochester.

**3) Granting the variance would do substantial justice because:**

The substantial justice that would be created by the approval of this variance request is the avoidance of the undue burden of having to demolish a perfectly fine, structurally sound, barn in order to create this lot, moreover, the barn could then be rebuilt in the exact location and then be considered compliant once a house is built on this lot in the future. The reasoning behind the creation of this section of the zoning ordinance is unknown, but the effects compliance with this ordinance has on this particular circumstance does not pass the straight face test of protecting the public.

**4) If the variance were granted, the values of the surrounding properties would not be diminished because:**

The surrounding properties are developed in a similar fashion to that which is proposed for this lot that the variance is sought and therefore there is no justification for diminished values due to the approval of this variance.

**5) Unnecessary Hardship:**

- a. Owning to special conditions of the property that distinguish it from properties in the area, denial of the variance would result in an unnecessary hardship because:
  - 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 because:

The special condition of the property, making it unique from the surrounding properties, is that the property still existing as a larger tract of land, consisting of 27 acres, prior to this proposed development. Because the subject parcel encompassed such a large amount of undeveloped land the owner did not consider any effects the placement of an accessory structure at the time of construction would have in the consideration of any future subdivision, furthermore, it is unconfirmed if this ordinance was in effect at the time this barn was constructed, which brings into question, if the construction of the barn predates the inception of this ordinance, then shouldn't special consideration be given when considering its potential status of being "grandfathered". There are not positive effects that the enforcement of this ordinance provision to this specific circumstance has for the general public, but yet, it creates a significant undue burden on the lot owner who is trying to exercise their inherent right of reasonable use and enjoyment of their property not detrimental to the City or its residents.

And:

- ii. The propose use is a reasonable one because:

The proposed use is considered a reasonable use, due to the fact that accessory structures are permissible when accompanied with a primary structure, which is in the future plan for this lot. If considered in its entirety, the zoning ordinance essentially conflicts with itself without any exception clauses that allow for reasonable considerations of accessory structures.

- b. Explain how, if the criteria in subparagraph (A) are not established, an unnecessary hardship will be deemed to exist if, and only if, owning to the special conditions of the property that distinguish it from other properties in the area, the property cannot be reasonably used in the strict conformance with the ordinance, and a variance is therefore necessary to enable reasonable use of it.

**Narrative:**

The subject parcel is identified as Tax Map 246 Lot 24, and is located at #92 Chesley Hill Road in Rochester, NH. The applicant is also the owner of record, Dorothy Thone. Dorothy, and her husband Joel, have resided in the dwelling at this location for 25 years and have no immediate plans to move.

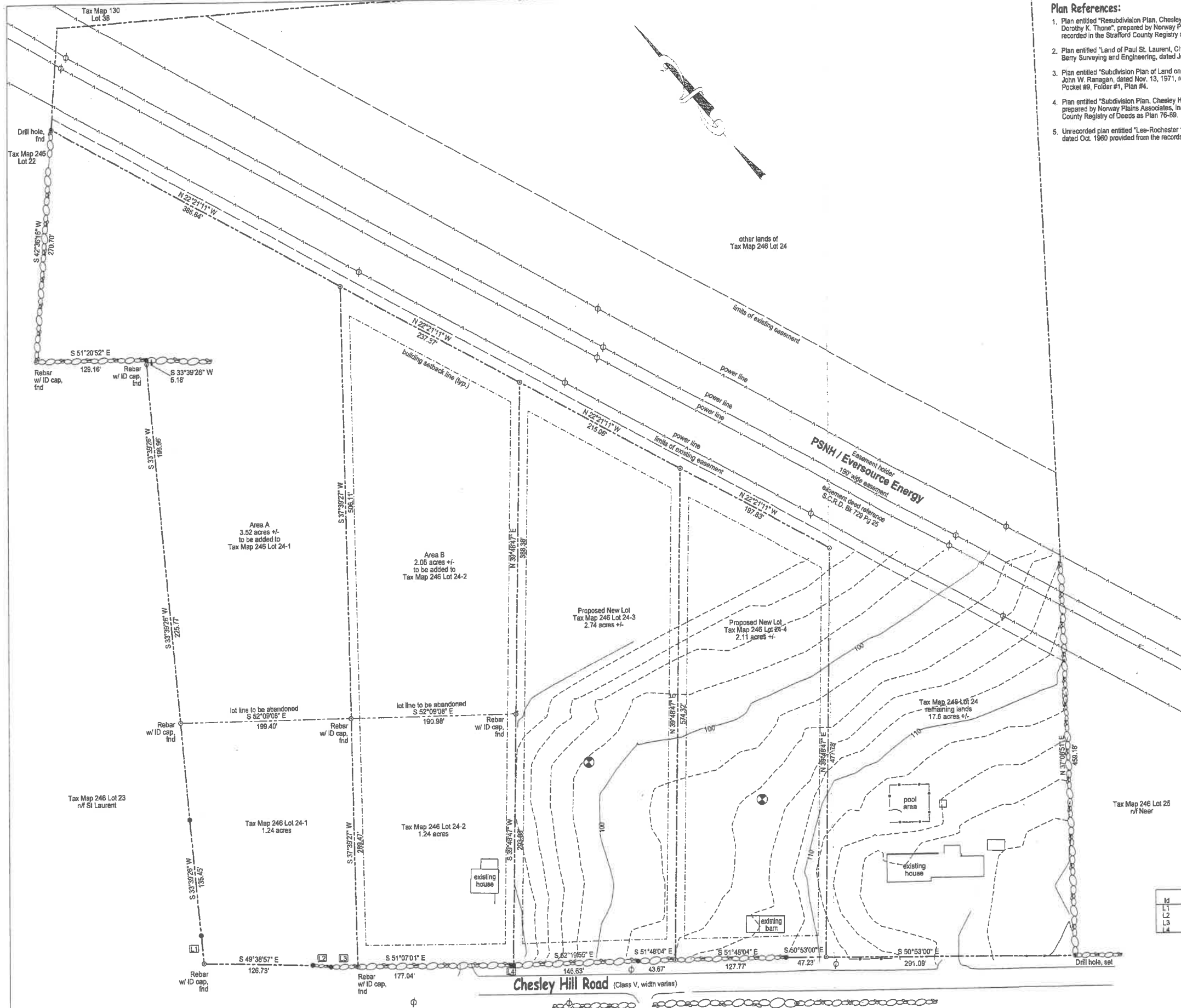
On January 7, 2019, the applicant received conditional approval for a Lot Line Adjustment & Subdivision from the City of Rochester Planning Board. Prior to the approval, during the review process, it was noted that the proposed lot configuration resulted in the existing barn being located on a separate lot other than the existing primary dwelling which is located on the remaining lands parcel, lot 24, and therefore is not compliant with the City Zoning Ordinance. This requirement was unbeknownst to the applicant, or the surveyor, at the time the initial conceptual conversations were being had regarding the subdivision, and it was always the intent of the applicant/owner to have the barn located on one of the new lots created. It was the vision of the applicant/owner to either; upgrade the barn to a primary structure as its location complies with all building setback requirements, or to leave it in place until such point in the future when a new primary structure is built on this lot 24-4, at which point the barn would again serve as an accessory structure to a different primary structure and again become compliant with the Zoning Ordinance.

The applicant/owner has no immediate intentions to move from their current residence at #92 Chesley Hill Road and anticipates that they will remain living in that location for the foreseeable future. The subject barn, currently serves as an accessory structure to the Thone residence which it has for nearly two decades. Throughout that time, there have been no adverse effects reported to the City or the immediate neighborhood as the result of these circumstances. The applicant/owner has no immediate intention to sell the lot 24-4, so for all practical purposes, the situation for using the barn will remain the same. We will entertain any and all suggestions that allow the creation of this lot 24-4 while allowing the barn to remain in place. The barn is structurally sound and there is no other reason to take it down. The barn is valued at approximately \$15,000 and that would be lost, in addition to the fees from demolitions, if the board denies this variance request which would require the barn to be demolished for the creation of this new lot 24-4. At some point in the future a primary structure will be constructed on this lot and if the barn were to be reconstructed it would account for an additional \$15,000 to reconstruct and maybe more. This would result in a net \$30,000 difference to allow something that would be allowable in the future.

It is for these reasons that we respectfully request approval of the variance to allow for the barn to remain in place while creating lot 24-4.

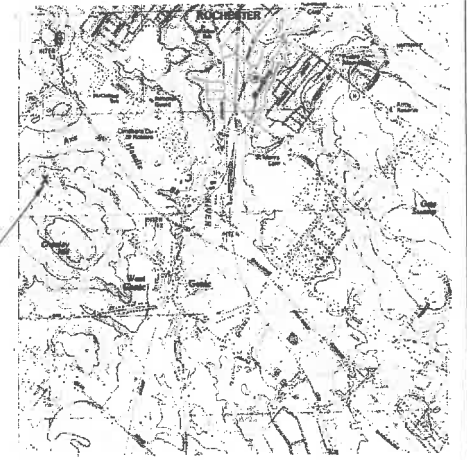
Thank you for your consideration.

Jason Pohopek



#### Plan References:

- Plan entitled "Resubdivision Plan, Chesley Hill Road, Tax Map 246 Lot 24, Rochester, NH for Dorothy K. Thone", prepared by Norway Plains Associates, Inc., dated Feb. 2005 and recorded in the Strafford County Registry of Deeds as Plan 80-11.
- Plan entitled "Land of Paul St. Laurent, Chesley Hill Road, Rochester, NH", prepared by Berry Surveying and Engineering, dated June 13, 2001, not recorded.
- Plan entitled "Subdivision Plan of Land on Chesley Hill Road, Rochester, NH", prepared by John W. Ranagan, dated Nov. 13, 1971, recorded in the Strafford County Registry of Deeds as Pocket #9, Folder #1, Plan #4.
- Plan entitled "Subdivision Plan, Chesley Hill Road, Rochester, NH for Dorothy K. Thone", prepared by Norway Plains Associates, Inc., dated May 2004, recorded in the Strafford County Registry of Deeds as Plan 76-89.
- Unrecorded plan entitled "Lee-Rochester 115KV Line Mile 10, P.S. Co. of NH, Manchester, NH" dated Oct. 1960 provided from the records of Eversource Energy.



LOCATION

LOCATION PLAN  
NOT TO SCALE

#### Plan Notes:

- The intent and purpose of this plan is to show a lot line adjustment between record lots #24-2, #24-2 and #24, and to subdivide and create two additional lots from the parent lot #24.
- Owner of record:
 

Tax Map 246 Lot 24 Dorothy K. Thone #92 Chesley Hill Road Rochester, NH 03839-5501 S.C.R.D. Bk 1751 Pg 345	Tax Map 246 Lot 24-1 Dorothy K. Thone #52 Chesley Hill Road Rochester, NH 03839-5501 S.C.R.D. Bk 1751 Pg 345	Tax Map 246 Lot 24-2 William J. & Sharon Alex #70 Chesley Hill Road Rochester, NH 03839-5501 S.C.R.D. Bk 4328 Pg 401
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- Parcel areas prior to adjustment and subdivision:
 

Tax Map 246 Lot 24 28.0 acres +/-	Tax Map 246 Lot 24-1 1.24 acres	Tax Map 246 Lot 24-2 1.24 acres
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- Parcel areas after adjustment and subdivision:
 

Tax Map 246 Lot 24 17.6 acres +/-	Tax Map 246 Lot 24-1 4.76 acres	Tax Map 246 Lot 24-2 3.29 acres	Tax Map 246 Lot 24-3 2.74 acres	Tax Map 246 Lot 24-4 2.11 acres
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- The subject parcels are located within the Residential-1 zoning district of the City of Rochester, NH.
- NHDES Subdivision Approval No. PENDING
- The bearing basis of this plan was acquired from plan reference #1.
- For more information about this subdivision contact the City of Rochester Planning Department at #31 Wakefield Street, Rochester, NH 03887. (603) 335-1338.
- A driveway permit will need to be issued by the Rochester Public Works Department prior to a building permit being issued for the new lot 24-3 and 24-4.
- SUBDIVISION APPROVAL  
WHETHER OR NOT OTHERWISE EXPRESSLY RECITED ON THIS SUBDIVISION PLAN, THE SUBDIVISION APPROVAL GRANTED IS CONDITIONED ON FAITHFUL AND DILIGENT ADHERENCE BY THE OWNER/SUBDIVIDER/DEVELOPER OF ALL TERMS, CONDITIONS, PROVISIONS, AND SPECIFICATIONS OF THE CITY OF ROCHESTER LAND SUBDIVISION REGULATIONS, AS AMENDED OR AS MAY LATER BE AMENDED, IN EFFECT ON THE DATE OF APPROVAL UNLESS OR EXCEPT INsofar AS EXPRESSLY WAIVED IN ANY PARTICULAR, BELOW. NON-ADHERENCE MAY RESULT IN A REVOCATION OF APPROVAL. ANY VARIATION FROM THE APPROVED PLAN WILL REQUIRE A RESUBMISSION FROM SUBDIVISION APPROVAL.

## LOT LINE ADJUSTMENT & SUBDIVISION PLAN

prepared for

**Dorothy K. Thone**

of lands identified as

**Tax Map 246 Lot 24**

having a physical address of

**#92 Chesley Hill Road**

**City of Rochester, County of Strafford**

**State of New Hampshire**

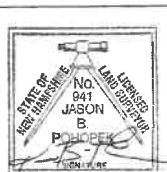
SCALE: 1"= 60' DATE: MAY 30, 2018



I HEREBY CERTIFY THAT THIS PLAN, PREPARED UNDER MY DIRECTION, IS THE RESULT OF A SURVEY MADE ON THE GROUND AS PER RECORD DESCRIPTIONS AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. THE PLAN CLOSURE EXCEEDS 1:10,000.

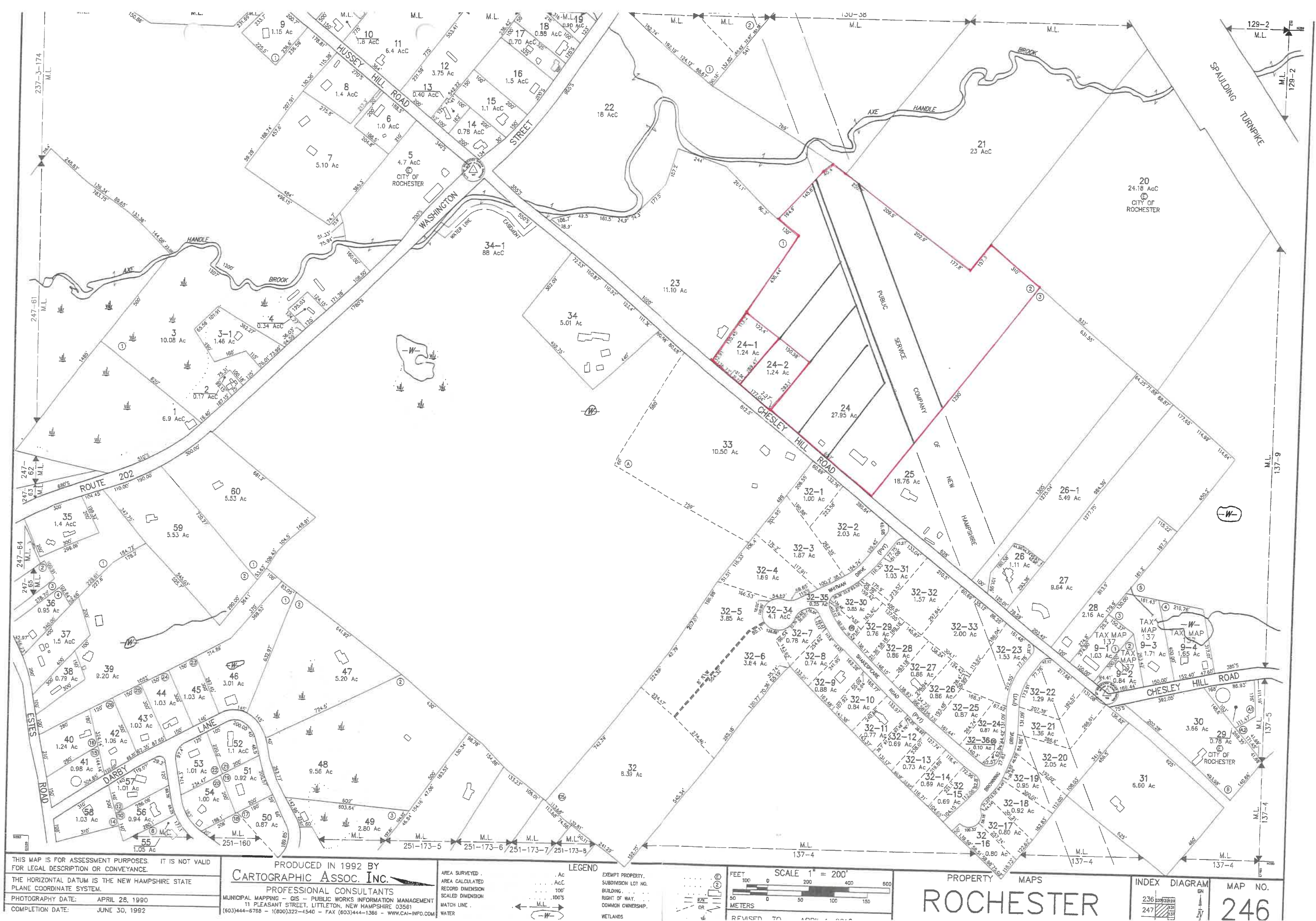
*Jason B. Pohopek* 10/21/2018  
JASON B. POHOPEK NHLS #941 DATE

PREPARED BY:  
JASON POHOPEK  
DESIGN & CONSTRUCTION, LLC  
PO Box 651  
Barrington, NH 03825  
603-842-2467



Id	Bearing	Distance
L1	S 33°39'28" W	32.91'
L2	S 45°24'45" E	21.56'
L3	S 51°07'01" E	31.77'
L4	S 47°04'34" E	2.97'





#### 42.23 Accessory Uses

- a. **General Provisions.** The following provisions apply in evaluating proposed accessory uses, activities, structures, and situations.

1. List of Accessory Uses. Accessory uses are included in Section 42.23 and are generally *not* included in the Tables of Uses 18-A through 18-E. The principal uses listed in those tables are permitted based upon *zoning district*. In contrast, accessory uses are allowed if the principal use to which they are accessory is allowed. Nonetheless, some accessory uses (such as home occupations and helipads) also are controlled by zoning district or are approved by special exception, in which cases they are included in the tables.

Section 42.23-b contains standards for specific accessory uses, activities, structures, and situations. This list is not exhaustive. Additional conditions articulated elsewhere may also apply.

2. Criteria. If a proposed use is not listed within Section 42.23, the Director of Building, Zoning, and Licensing Services shall determine on a case by case basis whether it should be deemed an accessory use. This determination is based upon a judgment whether the proposed use:
- A. is commonly or customarily observed as, or considered to be, an accessory use to the principal use;
  - B. is related to the principal use;
  - C. supports the principal use;
  - D. is subordinate to the principal use;
  - E. is in reasonable proportion to the principal use;
  - F. is incidental in its character; and
  - G. has relatively little impact, at least in comparison to the principal use

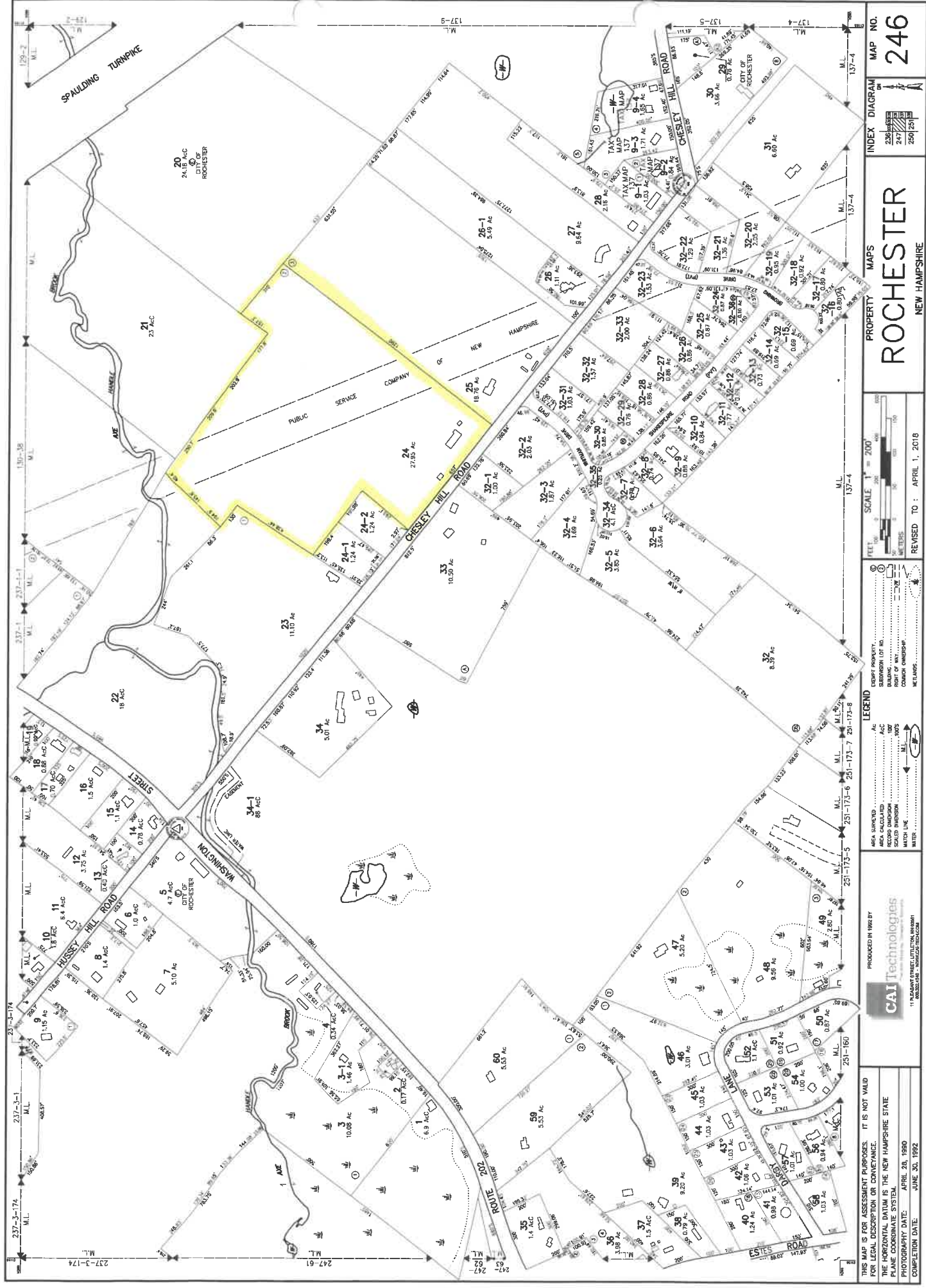
Where appropriate, the Director of Building, Zoning, and Licensing Services may stipulate conditions or parameters for a proposed use which would reasonably render it an accessory use rather than a second principal use.

3. Accessory Uses to Residential Uses. Accessory uses to principal residential uses should be established for the benefit of the resident, residential development, and guests, and not for commercial purposes.

In some cases, the Director of Building, Zoning, and Licensing Services may determine that a proposed use is *not* an accessory use due to the particular scale or nature of the proposed use. *(Example: a garage for passenger vehicles is an accessory use, but it would cease to be if the property owner stores vehicles for customers for a fee.)*

4. Accessory Uses to Nonresidential Uses. In some cases, the Director of Building, Zoning, and Licensing Services may determine that a proposed use is not an accessory use due to the particular scale or nature of the proposed use.





THIS MAP IS FOR ASSESSMENT PURPOSES. IT IS NOT VALID FOR LEGAL DESCRIPTION OR CONVEYANCE.  
THE HORIZONTAL DATUM IS THE NEW HAMPSHIRE STATE PLANE COORDINATE SYSTEM.  
PHOTOGRAPHY DATE: APRIL 23, 1980  
COMPLETION DATE: JUNE 30, 1992



AREA SURVEYED ..... AC  
AREA CALCULATED ..... AC  
RECORD SHOWN ..... 100'  
MATCH LINE ..... M.L.  
WATER ..... WATER

LEGEND  
EXEMPT PROPERTY .....  
BANKING .....  
COUNCIL OWNERSHIP .....  
WE LANE .....  
SCALE 1" = 200'  
REVISED TO : APRIL 1, 2018

PROPERTY MAPS  
**ROCHESTER**  
NEW HAMPSHIRE

INDEX DIAGRAM  
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CONNECTEXPLORER



map: Auto (Mosaic)    Dates: Latest    04/29/2017

<https://explorer.pictometry.com/index.php>

1/24/2019



## PROPERTY LOCATION

No	Alt No	Direction/Street/City
92		CHESLEY HILL RD, ROCHESTER

## OWNERSHIP

**OWNERSHIP** Unit #:

Owner 1:	THONE DOROTHY K		
Owner 2:			
Owner 3:			
Street 1:	92 CHESLEY HILL RD		
Street 2:			
Twn/City:	ROCHESTER		
St/Prov:	NH	Crtry	
Postal:	03839-5501		
	Own Occ:	Y	
	Type:		

<b>PREVIOUS OWNER</b>	
Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Entry
Postal:	

**PREVIOUS OWNER**

Owner 1:	
Owner 2:	
Street 1:	
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St/Prov:	Entry
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### NARRATIVE DESCRIPTION

This Parcel contains 27.95 AC. of land mainly classified as MIX RES/CU with a(n) RAISED RANCH Building Built about 1972, Having Primarily PINE BOARDS Exterior and ASPH SHINGLE Roof Cover, with 1 Units, 2 Baths, 1 HalfBaths, 0 3/4 Baths, 8 Rooms Total, and 4 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int
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## PROPERTY FACTORS

Item	Code	Descip	%	Item	Code	Descip
z	R1	RESIDENC	100	u	0	SEPTIC
o				t	1	CITY WATER
n				l	6	PROPANE
Census:				Exmpt		
Flood Haz:						
D	GO	GONIC		Topo	4	ROLLING
s				Street	1	PAVED
t				Traffic	4	MEDIUM

**LAND SECTION (First 7 lines only)**

Use	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Label
101	SINGLE FAM		1		PRIMARY A SITE	
101	SINGLE FAM		1		FRONT ACCELOSS	
101	SINGLE FAM		0.4		EXCESS ACCELOSS	
614	CFSD		1		FRONT ACCELOSS	
614	CFSD		1.5		EXCESS ACCELOSS	
633	CPRD		3		EXCESS ACCELOSS	
653	CHRD		5.85		EXCESS ACCELOSS	

Total AC/HA:	27.95000	Total SF/SM:	1217502.00
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted. Database: AssessPro

## IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	277,400	16,500	2,400	47,100	341,000		36172
614			2,500	705	705		GIS Ref
633			3,000	375	375		
653			12,300	704	704		GIS Ref
Total Card	277,400	16,500	27,950	49,024	342,924	Entered Lot Size	
Total Parcel	277,400	16,500	27,950	49,024	342,924	Total Land: 27.95	
Source: Market Adj Cost	Total Value per SQ unit /Card:		187.29		Parcel: 187.29	Land Unit Type: AC	Insp Date

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	016	FV	277,400	16500	27.95	73,741	367,641	342,924	Year End Roll	9/19/2018
2017	016	FV	277,400	16500	27.95	73,741	367,641	342,666	Year End Roll	9/7/2017
2016	016	FV	262,700	16500	27.95	73,741	352,941	327,366	Year End Roll	9/8/2016
2015	016	FV	269,700	13100	27.95	73,780	356,580	332,283	Year-end	10/1/2015
2014	016	FV	269,700	13100	27.95	73,780	356,580	332,283	Year End Roll	9/26/2014
2013	016	FV	262,000	12000	27.95	103,004	367,004	332,832	Year End Roll	9/4/2013
2012	016	FV	252,000	12000	27.95	103,004	367,004	333,116	Year End Roll	9/20/2012
2011	016	FV	252,000	12000	27.95	103,004	367,004	333,139	Year End Roll	9/27/2011

## SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
ST LAURENT MART	1751-345	1	6/10/1994	Val Lnd&Bldg	250,000	No	No	4		
LAVALLÉE JACQUE	970-442		8/25/1975			No	No			
HODGDON ROBERT	895-338		11/11/1971			No	No			

# BUILDING PERMITS

Date	Number	Descrp	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result
5/17/2016	M-16-148	STG TANK	1,290 CE		4/19/2017			SET 500 GAL UNDERG	11/2/2015	MEAS-INSPCTD
10/10/2014	9043	MANUAL	395 CE		3/23/2015			GAS PIPING TO MOVE	6/11/2014	EXT ONLY
11/23/2010	10-1379	STG TANK	480 CE		1/10/2011				5/1/2014	CORRECTION
5/22/2001	381		8,000 C		2/19/2002			ADDITION TO GAR	3/4/2005	CORRECTION
									11/18/2004	MAPPING CHG
									7/22/2003	PROP LOC CHG
									9/12/2001	EXT ONLY
									6/30/1999	MEAS-INSPCTD

## ACTIVITY INFORMATION

Date	Result	Sample
11/2/2015	MEAS+INSPCTD	NM
6/11/2014	EXT ONLY	NM
5/1/2014	CORRECTION	TM
3/4/2005	CORRECTION	TM
11/18/2004	MAPPING CHG	TM
7/22/2003	PROP LOC CHG	WM
9/12/2001	EXT ONLY	TM
6/30/1999	MEAS+INSPCTD	TM

**Sign:** REFLECTION OF VIBRATION

raised value	Alt Class	%	Spec Land	J Code	Fact Use
42,750					
3,500					
839					
3,500			340		
3,148			340		
6,296			142		
12,277			65		

3,730	Spl Credit	24,717	Total:	40
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deem





# Abutters List Report

Rochester, NH  
January 23, 2019

12 x \$ 47.04

## Subject Property:

Parcel Number:	0246-0024-0000	Mailing Address:	THONE DOROTHY K
CAMA Number:	0246-0024-0000		92 CHESLEY HILL RD
Property Address:	92 CHESLEY HILL RD		ROCHESTER, NH 03839-5501

## Abutters:

Parcel Number:	0130-0038-0000	Mailing Address:	OCW RETAIL ROCHESTER LLC %
CAMA Number:	0130-0038-0000		WILDER CO
Property Address:	160 WASHINGTON ST		800 BOYLSTON ST STE 1300 PRU T
			BOSTON, MA 02199
Parcel Number:	0246-0020-0000	Mailing Address:	CITY OF ROCHESTER
CAMA Number:	0246-0020-0000		31 WAKEFIELD ST
Property Address:	0 WASHINGTON ST		ROCHESTER, NH
Parcel Number:	0246-0021-0000	Mailing Address:	OCW RETAIL ROCHESTER LLC
CAMA Number:	0246-0021-0000		%WILDER CO
Property Address:	0 WASHINGTON ST		PRUDENTIAL TOWER STE 300 800
			BOYLSTON ST
			BOSTON, MA 02199
Parcel Number:	0246-0022-0000	Mailing Address:	LAURION RITA A REVOC TRUST %
CAMA Number:	0246-0022-0000		LAURION RITA A TRUSTEE
Property Address:	202 WASHINGTON ST		2 ROCHESTER HILL RD
			ROCHESTER, NH 03867-3210
Parcel Number:	0246-0023-0000	Mailing Address:	ST LAURENT PAUL JR
CAMA Number:	0246-0023-0000		56 CHESLEY HILL RD
Property Address:	56 CHESLEY HILL RD		ROCHESTER, NH 03839-5501
Parcel Number:	0246-0024-0000	Mailing Address:	THONE DOROTHY K
CAMA Number:	0246-0024-0000		92 CHESLEY HILL RD
Property Address:	92 CHESLEY HILL RD		ROCHESTER, NH 03839-5501
Parcel Number:	0246-0024-0001	Mailing Address:	RHEAUME JACOB & KATELYN
CAMA Number:	0246-0024-0001		62 CHESLEY HILL RD
Property Address:	62 CHESLEY HILL RD		ROCHESTER, NH 03839
Parcel Number:	0246-0024-0002	Mailing Address:	ALEX WILLIAM J & SHARON S
CAMA Number:	0246-0024-0002		70 CHESLEY HILL RD
Property Address:	70 CHESLEY HILL RD		ROCHESTER, NH 03839-5501
Parcel Number:	0246-0025-0000	Mailing Address:	NEER JOHN J & ELIZABETH A
CAMA Number:	0246-0025-0000		104 CHESLEY HILL RD
Property Address:	104 CHESLEY HILL RD		ROCHESTER, NH 03839-5501
Parcel Number:	0246-0032-0001	Mailing Address:	ROSE REALTY LLC
CAMA Number:	0246-0032-0001		334 ROUTE 108
Property Address:	89 CHESLEY HILL RD		MADBURY, NH 03823-7626



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1/23/2019

Page 1 of 2





# Abutters List Report

Rochester, NH  
January 23, 2019

Parcel Number: 0246-0032-0002  
CAMA Number: 0246-0032-0002  
Property Address: 3 WHITMAN DR

Mailing Address: DUBOIS DAVID & LINDA  
36 KINGSBURY DR  
MILTON, NH 03851

Parcel Number: 0246-0033-0000  
CAMA Number: 0246-0033-0000  
Property Address: 75 CHESLEY HILL RD

Mailing Address: GILBERT DONALD J & RUTH E  
75 CHESLEY HILL RD  
ROCHESTER, NH 03839-5500



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