

APPLICATION FOR SUBDIVISION APPROVAL

Scott and Julie Spiewak

PROJECT NARRATIVE

The intent of this project is to subdivide 2.6 acres of land into two equal size parcels (Lot A and Lot B as shown in the plan) of 1.3 acres each. Lot A, by a lot line adjustment, would be added to the adjacent Bedard Lot (Map10/Block1/Lot 10) and Lot B, by a lot line adjustment, would be added to the adjacent Chapman Lot (Map10/Block1/Lot 13). There would be no change to existing frontage of any lot that is part of the lot line adjustment, nor will any side lot lines adjacent to other abutters be affected. Photo A1 is a view, looking north from the Bedard Lot, of Lot A. Photo A2 is a view looking south from Lot A. Photo B1 is a view, looking north from the Chapman Lot, of Lot B. Photo B2 is a view looking south from Lot B.

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Concord Planning Board
41 Green Street
Concord, NH 03301

Re: Application for Subdivision

Dear Chairman & Members of the Board

On behalf of Scott & Julie Spiewak we are requesting waivers to the following plan requirements:

- Section 12.07 Wetland Delineation-partial waiver-delineation on survey
- Section 12.08(3) Topography
- Section 15.03(15) Non-Municipal Utilities

We offer the following for justification of granting the requested waivers

1. The granting of the waivers will not be detrimental to public safety, health, or welfare or injurious to other property; This is a lot line adjustment. No new construction only existing structures exist.
2. The conditions upon which the request for a waiver is based are unique to the property for which the waiver is sought are not application generally to other property.
3. Because of the particular physical surroundings, shape, or topographical conditions of the specific property involved, a particular and unnecessary hardship to the owner would result, as distinguished from a mere inconvenience, if the strict letter of these regulations is carried out; and this is only a lot line adjustment, no construction of new structures.
4. This is only a lot line adjustment. No new utilities being added.

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Photo B1



Photo B2

