

**BOARD OF ADJUSTMENT
PLAINFIELD, NEW HAMPSHIRE**

NOTICE IS HEREBY GIVEN that the Board of Adjustment will hold a public hearing on the following application on **Monday August 11th 2014 at 7pm at the Meriden Town Hall 110 Main Street in Meriden Village.**

Case 2014-04 Jesse & Ruth Stalker: Request for an Approved Detached Accessory Dwelling Unit (#37) to establish a one bedroom apartment in a proposed garage to be build on their property at #62 Pierce Road. The property is located in the RR zoning district . The lot is not served by public water or sewer.

The full project file is available for public inspection at the town office located in the Meriden Town Hall at 110 Main Street. An electronic version of the application is available online at www.plainfieldnh.org/zba.html

While not required to attend, abutters and interested parties are encouraged to attend either in person or by counsel and state reasons why the application should or should not be granted.

Notice prepared by Stephen Halleran on behalf of the
PLAINFIELD ZONING BOARD OF ADJUSTMENT
July 29, 2014

PLAINFIELD ZONING BOARD OF ADJUSTMENT
APPLICATION FOR APPEAL

PLEASE READ: This form should be completed after discussions with the town's zoning administrator about the proposal. If you have not already done so, please contact the zoning administrator (469-3201).

Applicant's name: Jesse R and Ruth A Stalker

Mailing address: 62 Pierce Rd
Plainfield, NH 03781

Property Street address: 62 Pierce Road

Tax Map / Lot Number: 218 / 3

Zoning district: RR

Property owner of record: Jesse and Ruth Stalker 2005 Trust

Type of appeal (check one):

variance

special exception # 37 ADU

administrative decision

Applicants signature: Jesse R Stalker Ruth Stalker

- Required Attachments:
- a) applicant signed description of the proposal.
 - b) site map(s) exterior/interior.
 - c) abutter list with mailing addresses.

Fee: application
notification

\$ 50 + 50 ad
\$ 40 Total \$ 140

Hearing Date: 8/11/14

In order to be on the meeting agenda for the above date, your paid application must be received at the town office no later than Monday 7/29/14 (ZBA rule 9.3).

Office Use

date filed: 7/22
case number: 14-04
attachments: n
fee paid: n

July 10, 2014

Proposal for an ADU at 62 Pierce Road
From: Jesse & Ruth Stalker

We propose to build a 24' X 30' 2-car garage with a 1-bedroom apartment overhead with traditional wood finish. The short driveway to the new building would be off our existing driveway, to the right of an existing shed. The garage would have room for storage and a mud room. The apartment would include a small kitchen, 1 bedroom, 1 bathroom, dining and living room area—and possibly a balcony/porch within the footprint. The building would be constructed by Geobarns of WRJ. Scott MacLeay has suggested 8-foot high cement walls, with 4 feet above ground. Scott will install the septic system, designed by Wayne McCutcheon. Water from an existing well will be piped to the new building underground. Electricity will run underground. A small cupola will be on the top of the roof (probably standing seam).

1st floor: 720 sq. ft.
2nd floor: 720 sq. ft.

Photos taken from existing driveway (shed is to left of proposed new driveway; house is to right in photo on page 2).

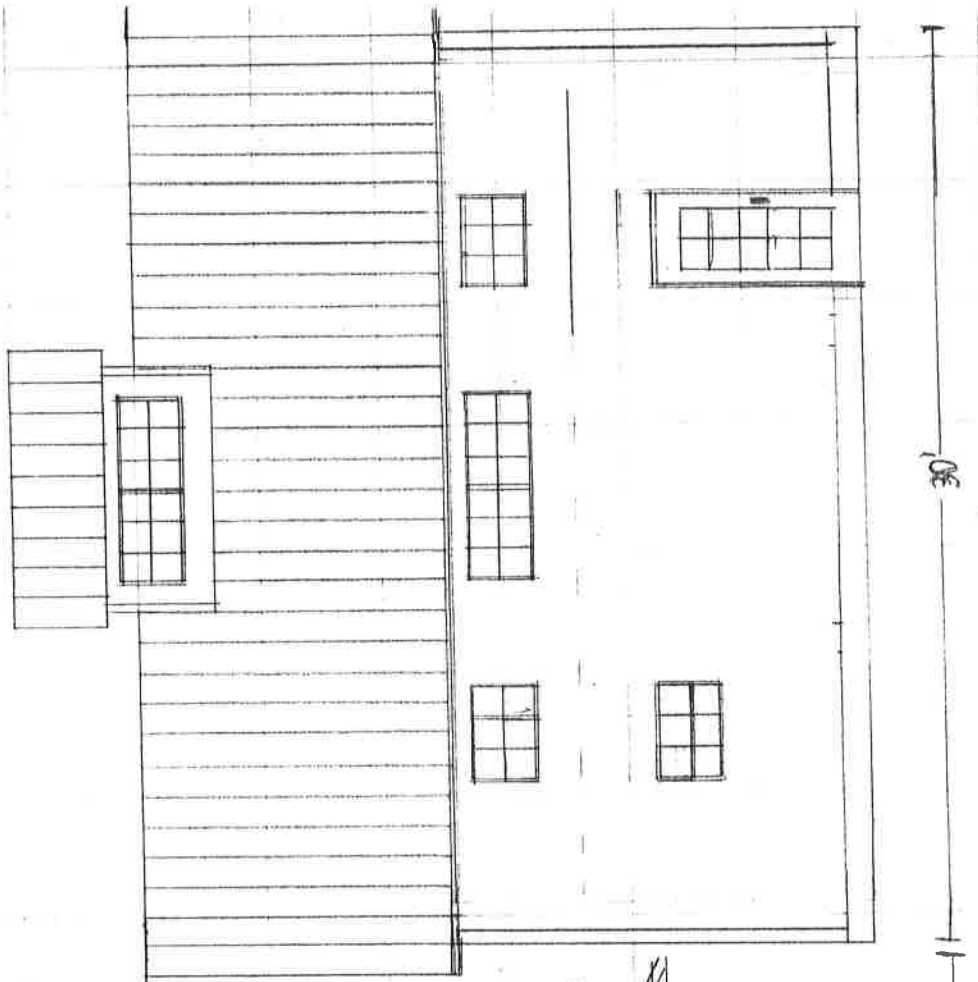


Jesse R Stalker
Ruth Stalker

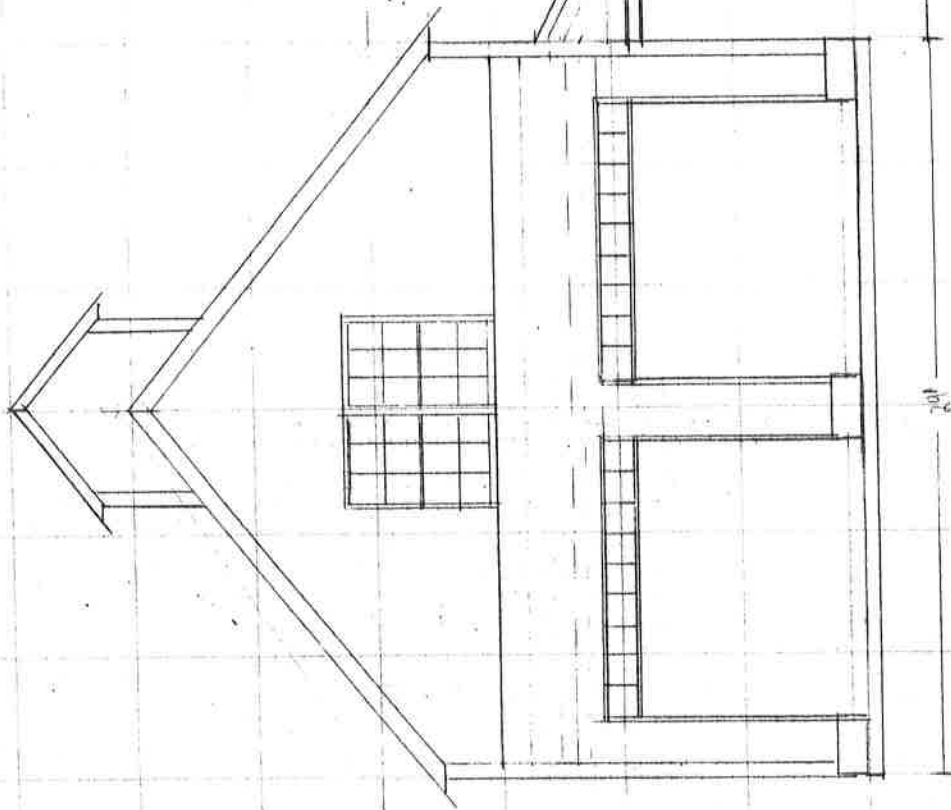
In relation to house:



STAIRS: GREENE ART:
1/4" SCALE TOST



10'
30'



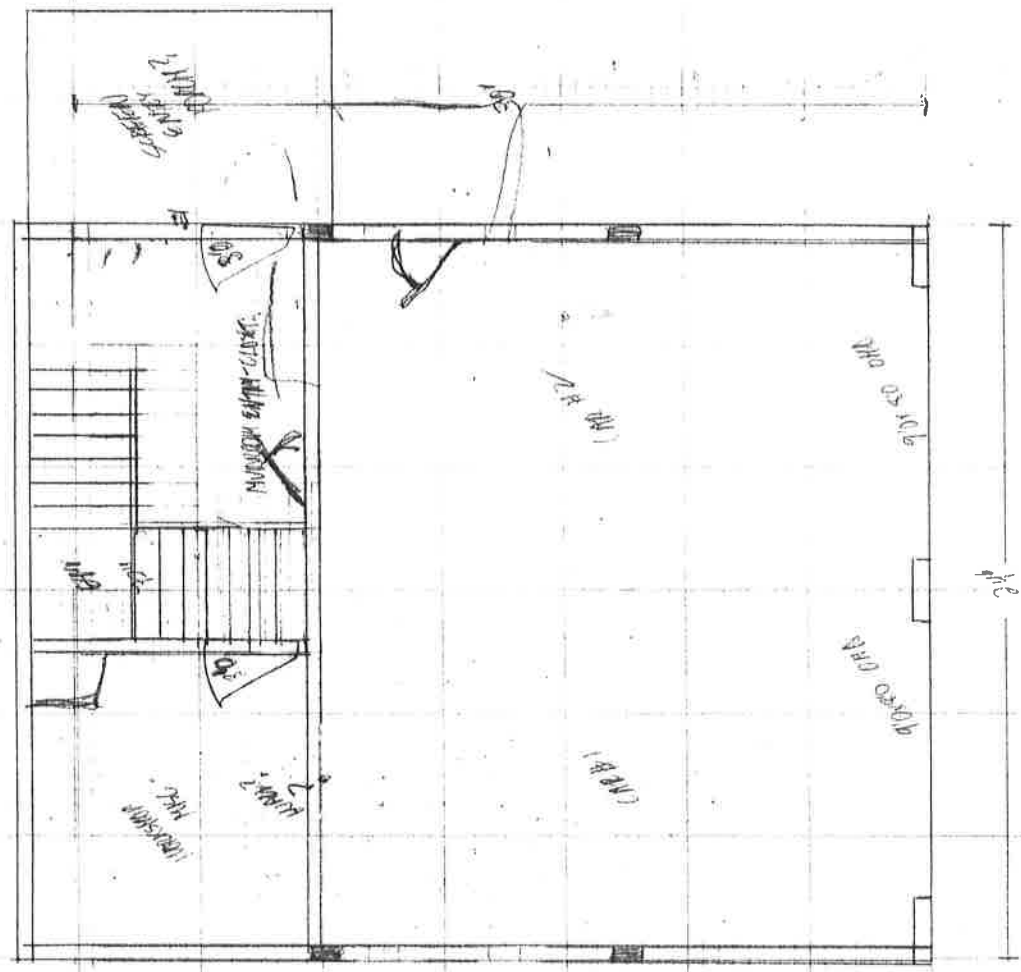
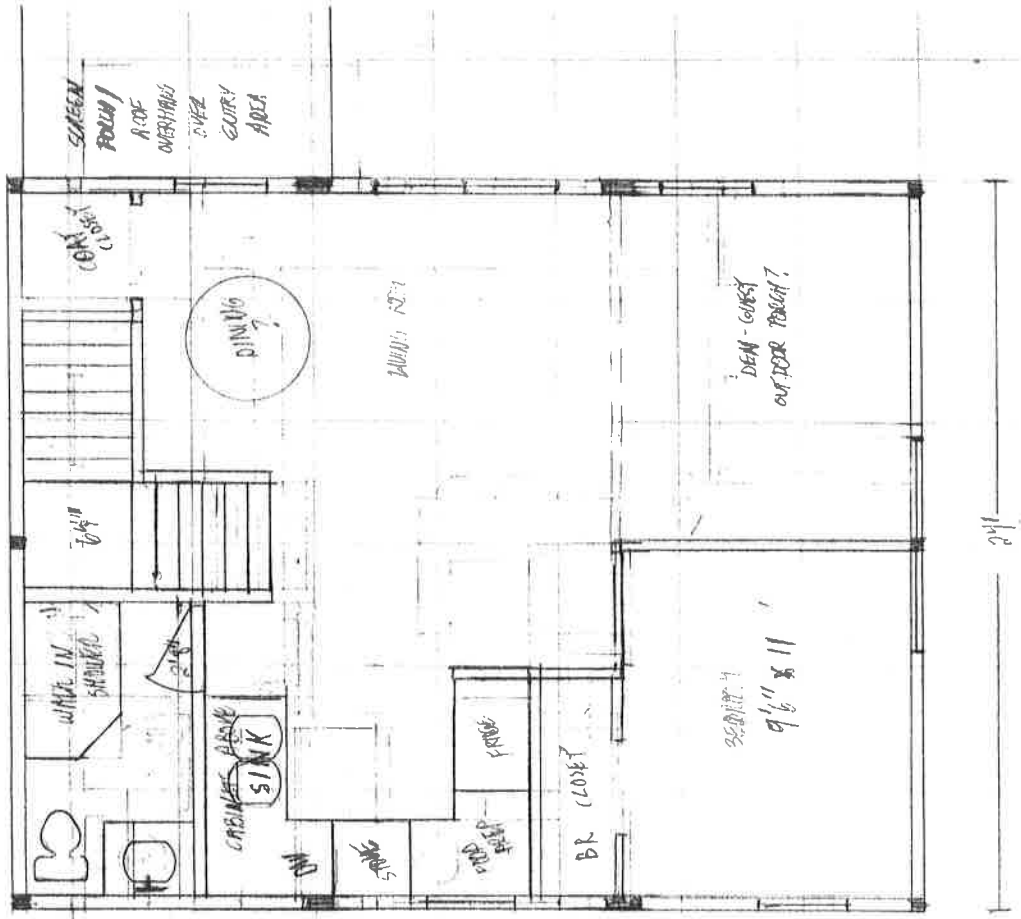
10'

61'4 1/2'

DATE: 11/11/11

SKETCH OF HOUSE & FLOOR PLANS

1/4" = 1'-0" 1/8"



PIERCE ROAD

375

LOT 1
6.38 ACRES

SET I.P.

EDGE OF WET

DRIVEWAY
CLOSURE LINE N03°46'40"W 695.58'
760' ± ALONG ROAD



SHED

WELL

PP4



HOUSE

SATELLITE DISH

SEPTIC TANK

LEACHFIELD

WELL

LOT 2

3.52 ACRES
1.8 USEABLE ACRES

AgB

4000 SQ. FT.
CONTINUOUS AREA

P. McNAMARA