



PLANNING & DEVELOPMENT DEPARTMENT

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Planning & Zoning
Community Development
Conservation Commission
Historic District Commission
Arts & Culture Commission

ZONING BOARD OF ADJUSTMENT NOTICE OF DECISION Case No 2012-24

September 13, 2012

2012-24 Application by Matte Home Builders (Tim Matte) for a variance under Article 42.7 Section (g) pursuant to Article 42.16 Table 2 of the City's Zoning Ordinance to allow expansion of a non conforming structure.

Location: 394 Salmon Falls Road
Map 106 Lot 26 Business 2 and Residential 1 Zones

The above variance was **GRANTED** as presented, at the at the Zoning Board of Adjustment's September 12, 2012 meeting, by an affirmative vote of at least three members of the Zoning Board of Adjustment for the following reasons:

- The variance is not contrary to the public interest because it will not exacerbate undue concentration of population.
- The spirit of the ordinance is observed because it will not exacerbate undue concentration of population
- If granted, the benefit to this individual applicant outweighs any harm to the community as a whole.

Robert Gates, Acting Chair
Rochester Board of Adjustment

It is the applicant's responsibility to obtain any applicable permits from local, state, and federal agencies. Contact the City of Rochester Code Enforcement Department at 332-3508 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 Planning Department 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: Building Safety Department
Assessing Department
Claudine & Jay White
File