



**PLANNING & DEVELOPMENT DEPARTMENT**  
City Hall - Second Floor  
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Rochester, New Hampshire 03867-1917  
(603) 335-1338 - Fax (603) 335-7585  
Web Site: [www.rochesternh.net](http://www.rochesternh.net)

Planning & Zoning  
Community Development  
Conservation Commission  
Historic District Commission

## AMENDMENT

April 3, 2013

Abiquial, LLC  
Attn: Paul Delisle  
PO Box 4008  
Portsmouth, NH 03802

**Re: Amendment to approved minor site plan to convert 500 square feet of office space on the first floor to a seventh residential unit.**

**Case # 132 – 15 – B2 - 12**

Dear applicant:

This is to inform you that the Rochester Planning Board at its April 1, 2013 meeting **APPROVED** your application referenced above.

"Applicant", herein, refers to the property owner, business owner, individual(s), or organization submitting this application and to his/her/its agents, successors, and assigns. The requested waiver(s) was approved.

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**Precedent Conditions** [Office use only. Date certified: \_\_\_\_\_ As built(s) received? \_\_\_\_\_]

Surety returned? \_\_\_\_\_]

All of the precedent conditions below must be met by the applicant, at the expense of the applicant, prior to the plans being certified by the Planning Department. Certification of the plans is required prior to commencement of any site work or recording of any plans. Once these precedent conditions are met and the plans are certified the approval is considered final.

**Please note\* If all of the precedent conditions are not met within 6 calendar months to the day - by October 2, 2013 - the board's approval will be considered to have lapsed and resubmission of the application will be required.** It is the sole responsibility of the applicant (or his/her agent) to ensure that these conditions are met by this deadline. We urge the applicant to carefully track his/her progress in meeting the individual conditions. See RSA 674:39 on vesting.

- 1) Plan modifications. The plans are to be modified as follows:
  - a) No site development plan to modify.
- 2) Plan notes. Add the following notes (or equivalent) to the plan drawings:
  - a) Not applicable.
- 3)# Current use. The subject property is not in current use.
- 4) State plane coordinates. The plans are already tied into the State Plane Coordinate System and \$0.00 is to be contributed to the Monumentation Fund.
- 5) Other permits. All required state and federal permits - including State approval of the cite plan, as appropriate - must be obtained with copies of permits or confirmation of approvals delivered to the Planning Department.
- 6) Notarized deeds. Not applicable.
- 7) Final drawings. Seven (7) sets of 11"x17" final floor plans must be on file with the City. *Each individual sheet in every set of drawings must be stamped and signed by the land surveyor, engineer, or architect responsible for the plans.* (The applicant need only submit additional black-line sets of drawings or individual sheets, as needed, to make five complete sets - consult the Planning Department.) At the discretion of the Planning Department minor changes to drawings (as required in precedent condition, above) may be marked by hand.

#### General and Subsequent Conditions

All of the conditions below are attached to this approval.

- 1)# Execution. The project must be executed exactly as specified in the approved application package unless changes are approved by the City.
- 2) Approval. All of the documentation submitted in the application package by the applicant and any requirements imposed by other agencies are part of this approval unless otherwise updated, revised, clarified in some manner, or superseded in full or in part. In the case of conflicting information between documents, the most recent documentation and this notice herein shall generally be determining.
- 3) Other permits. It is the responsibility of the applicant to obtain all other local, state, and federal permits, licenses, and approvals which may be required as part of this project. Contact the City of Rochester Building Safety Department at 332-3508 regarding building permits, the Fire Department regarding life safety codes, and the Department of Public Works for any additional sewer and water permits.

(Note: in both sections above, the numbered condition marked with a # and all conditions below the # are standard conditions on all or most applications of this type).

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Sincerely,



James Campbell,  
Chief Planner

cc: File