



CENTER HARBOR PLANNING BOARD

PO Box 140

Center Harbor, NH 03226

phone: (603) 253-4561

email: planningzoning@centerharbornh.gov

NOTICE OF DECISION

SUBDIVISION/BOUNDARY LINE ADJUSTMENT

October 23, 2023

Scott and Sandra Burns
P.O. Box 701
Meredith, NH 03253

RE: Case #2023-0921, Map 226 Lot 010

Dear Scott and Sandra,

You are hereby notified the following decision was made by the Center Harbor Planning Board at their meeting on October 17, 2023. **Subdivision/Boundary Line Adjustment** of property located at 137 Waukewan Road; Center Harbor with the Plan Title Reference Date of September 12, 2023 Application Case #2023-0921 has been approved.

WITH THE FOLLOWING CONDITIONS:

1. Final approval from the Fire Chief for the Road and Driveways.
2. Conform to our section 10 of the Zoning Ordinance regarding the setback of the designated wetlands or you will have to go to the ZBA for a Variance.
3. The road way property will be either owned by existing owner of Burns Landscaping Lot 1 or home owner's association or the equivalent.

Any change to the proposal as stated by the applicant and as reflected in this notice of decision, accepted application and recorded minutes of the hearing held on October 17, 2023 shall require additional Planning Board approval(s).

If the approved plan is violated in any way, the property owner may be subject to penalties as outlined in the **Town of Center Harbor's Zoning Ordinance Section 4:3 Penalties:**

4:3 Penalties In case of violation of this Ordinance, the Selectmen of the Town of Center Harbor may institute any appropriate action or proceeding to prevent such violation; to restrain, correct, or abate such violation; or to prevent the unlawful occupancy or any building, structure, or land. Any person, firm, or corporation which violates any provision of this Ordinance shall be punishable by a fine of not more than two hundred seventy-five (\$275.00) dollars per day for a first offense and five hundred (\$500.00) dollars per day for subsequent offenses.

Please note that any party to the action or any person directly affected has a right to appeal this decision to Superior Court within 30 days. See New Hampshire Revised Statutes Annotated, Chapter 677, available at the Town Office during regular business hours or on the State of New Hampshire website should have you have any questions.

This notice has been placed on file and made available for public inspection in the records of the Planning Board on October 23, 2023. All departments or agencies where this decision is deemed relevant or necessary, will be issued a copy of this Notice of Decision.

Respectfully,

Charles G. Hanson
Chairman, Planning Board

CC: Center Harbor Board of Selectmen
Center Harbor Code Enforcement
Center Harbor Fire Chief Tyler Driscoll
Carl Johnson, Licensed Land Surveyor