



Town of Amherst, New Hampshire
Office of Community Development
Building · Code Enforcement · Planning · Zoning · Economic Development

**AMHERST ZONING BOARD OF ADJUSTMENT
AGENDA**

The Amherst Zoning Board of Adjustment will hold a Public Hearing on **Tuesday, August 15, 2017** at 7:00 PM in the Barbara Landry Meeting Room, 2nd Floor, Amherst Town Hall, 2 Main Street, Amherst, NH concerning the following:

NEW BUSINESS:

1. **CASE #: PZ8768-061917 – Variance**
114 NH 101A SPE, LLC (Owner) & Wrist Pin Realty, LLC (Applicant), 114 NH Route 101A, PIN #: 002-042-002 – Request for a Variance to Article IV, Section 4.7, Paragraph A to use a portion of the premises for manufacturing, motorcycle repair, and office use which are not permitted uses. Zoned Commercial. *Tabled from July 18, 2017.*
2. **CASE #: PZ8781-062117 – Variance**
114 NH 101A SPE, LLC (Owner) & Wrist Pin Realty, LLC (Applicant), 114 NH Route 101A, PIN #: 002-042-002 – Request for a Variance to Article IV, Section 4.7, Paragraph C.1 to construct a new building within 88 feet of the ROW of Route 101A when a 100 foot setback is required. Zoned Commercial. *Tabled from July 18, 2017.*
3. **CASE #: PZ8782-062117 – Variance**
114 NH 101A SPE, LLC (Owner) & Wrist Pin Realty, LLC (Applicant), 114 NH Route 101A, PIN #: 002-042-002 – Request for a Variance to Article IV, Section 4.7, Paragraph C.4 to construct parking areas within 35 feet of the edge of the ROW when a 50 foot setback is required. Zoned Commercial. *Tabled from July 18, 2017.*
4. **CASE #: PZ8890-072117 – Variance**
114 NH 101A SPE, LLC (Owner) & Wrist Pin Realty, LLC (Applicant), 114 NH Route 101A, PIN #: 002-042-002 – Request for a Variance to Article IV, Section 4.7, Paragraph C.9 to have a building to land floor ratio of 31% where 25% is the maximum allowed. Zoned Commercial.
5. **CASE #: PZ8889-072117 – Variance**
Arboleda Realty LLC (Applicant), 345 Route 101, PIN #: 008-057-000 – Request for a Variance to Article III, Section 3.2, Paragraph A & B and Article IV, Section 4.3, Paragraph A to expand a non-conforming use as a distillery and function hall/event center on approximately 13 acres to be acquired from a neighbor (part of Map 8, Lot 57) and consolidated with Applicant's Lot 57.

Other Business:

6. Minutes: June 20, 2017; July 18, 2017