



**TOWN OF HAMILTON
ZONING BOARD OF APPEALS**

**REQUEST FOR FINDINGS OF FACT
EXTENSION OR ALTERATION OF A NON-CONFORMING USE**

Date Submitted: **FEBRUARY 3, 2022**

Applicant Name: **JEFFREY ALLSOPP**

Non-Conforming Property Located at: **968 BAY ROAD**

Note the Existing Non-Conformity (check all that apply):

- Lot Size
- Front Yard Setback
- Side Yard Setback
- Rear Yard Setback
- Lot Coverage
- Property/Building Use
- Other: _____

Will the proposed extension or alteration meet current zoning requirements:

- Yes
- No: State non-compliance of extension/alteration

Will the proposed extension or alteration further encroach on the existing non-conformity

- Yes: State further encroachment

- No

Applicant shall state that the extension or alteration reflects the nature and purpose of the previous use (or) that the extension or alteration is no different in kind in its effect on the neighborhood as compared with the previous use, for the following reasons:

***THE EXISTING TWO BEDROOM COTTAGE IS BEING REDUCED IN SCALE AND NUMBER OF BEDROOMS.
THE NEW STRUCTURE IS A 3 BAY GARAGE WITH A GAME ROOM ABOVE FOR USE BY FAMILY***

Applicant shall state that the extension or alteration will not be substantially more detrimental to the neighborhood than the existing non-conforming use or structure for the following reasons:

THE USE OF THE PROPERTY REMAINS THE SAME WITH THE EXCEPTION THAT SIMOURIAN FAMILY HAS NO INTENTION OF RENTING THE COTTAGE. THE REMODELED COTTAGE AND NEW BUILDING WILL PROVIDE INDOOR GARAGE SPACES FOR THEIR VEHICLES AND SPACE FOR VISITS FROM THEIR ADULT CHILDREN AND THEIR FAMILIES

Signed: _____

Address: **587 BAY ROAD**

Phone: **978-468-1556**