

pd. \$130.00  
04/13/17 C.A.



**TOWN OF SPRINGFIELD**  
759 MAIN STREET, PO BOX 22  
SPRINGFIELD, NEW HAMPSHIRE 03284-0022  
PHONE (603)763-4805 FAX (603)763-3336  
[www.springfieldnh.net](http://www.springfieldnh.net)

Town Use Only  
Case #:  
Date Filed:  
Fee Paid:  
Rec'd ZBA by

## ZONING BOARD OF ADJUSTMENT

### APPLICATION FOR A VARIANCE

Note: This application is not acceptable unless all requested information is provided.  
You may use a separate sheet if there is not enough space.

Applicant Name: SAMUEL VIDAL & CATHERINE DELAGE

Address: 207 CHERRY HILL RD GRAFTON NH 03240

Phone: (603) 523-4589 Email: Sam@VanessaStone.com

Property Owner Name: Same

Address: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

Location of property: 2035 GEORGE HILL RD SPRINGFIELD NH  
street address tax map #43 lot #276,235

A Variance is requested from Article 4, Section 12AA of the Zoning Ordinance to permit:

THE SOUTHEAST CORNER OF MY PROPOSED BUILDING TO ENCROACH  
THE 660' SETBACK (APPROX. 355 ft 5' IN TO THE SETBACK)

Applicant alleges that the following circumstance(s) exist which prevent the proposed use of the property under the strict terms of the Springfield Zoning Ordinance:

THE DESIGN FOR THE HOME AND GARAGE (EXISTING) DRAWN OFF  
THE ORIGINAL SEPTIC PLAN WERE NOT TO ENCROACH BUT NOW  
ONE CORNER DOES

### NOTE

Please refer to the Springfield Zoning Ordinance and the Zoning Board of Adjustment Rules of Procedure for assistance and further requirements to make your application complete. It is important that you not attempt to contact members of the Zoning Board of Adjustment directly as all interaction between individuals and the Board must be through the formal meeting process.

Rev. 04072017



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**APPLICATION FOR A VARIANCE**

**Facts supporting this request:**

1. The variance will not be contrary to the public interest because:

HAD  
THE ORIGINAL 4 BEDROOM DESIGN WOULD HAVE GREATER IMPACT THAN  
MY NEW 2 BEDROOM DESIGN WOULD

2. The spirit of the ordinance is observed because:

I PURCHASED THE PROPERTY WITH A VARIANCE FOR THE SEPTIC, THE NEW  
PLAN HAS PART OF THE SEPTIC OUT OF THE 660' AND THE LEACH FIELD  
AND HOME DESIGN ARE SMALLER

3. Substantial justice is done because:

THERE WILL BE LESS IMPACT ON THE WILDLIFE CORRIDOR EVEN  
WITH THE CORNER IN THE ZONE. PLEASE COMPARE BOTH PLANS  
THE ORIGINAL 4 BEDROOM AND THE NEW 2 BEDROOM

4. The values of surrounding properties are not diminished because:

I HAVE TRIED MY BEST TO PLACE DRIVEWAY, GARAGE AND HOUSE  
TO FIT IN THE AREA BOTH IN SIZE AND DISTANCE FROM THE ROAD

5. Literal enforcement of the provisions of the ordinance would result in an unnecessary hardship owing to special conditions of the property that distinguish it from other properties in the area because:

- A. No fair and substantial relationship exists between the general public purpose of the ordinance and the specific application of that provision to the property because:

I HAVE ASKED CLD ENGINEERS ABOUT THEIR PLACEMENT OF THE  
660' LINE, IT IS AS IF THE LAND IS FLAT WITH THE SLOPE  
TO THE MARSH I FEEL THERE WOULD BE MORE THAN 660' TO

- B. The proposed use is a reasonable one because: THE WETLANDS.

BECAUSE THE GARAGE AND HOME RUN PARALLEL TO THE ROAD  
AND NOT THE MARSH THE CORNER 5' IN 35 1/2 FT OF  
THE BUILDING END UP IN THE DIAGONAL SETBACK  
RUNNING ACROSS THE FIELD TOWARD THE ROAD

MY CURRENT HOME IS CLOSE TO THE ROAD AND I DO NOT WISH  
TO BUILD CLOSER TO THE ROAD PLEASE





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**APPLICATION FOR A VARIANCE**

5. Continued - If the criteria (A) and (B) above are **NOT** established, an unnecessary hardship will be deemed to exist if, and only if, owing to special conditions of the property that distinguish it from other properties in the area, the property cannot be reasonably used in strict conformance with the ordinance, and a variance is necessary to enable a reasonable use of it. Please describe:

MOST OF THE LOT IS IN THE SETBACK, WHICH I KNOW ABOUT AND  
LIKE, BUT THE PLACEMENT OF THE HOME IS VERY REASONABLE  
AND I FEEL THE 660 FEET WILL NOT BE ENCRDACHED ON THE ACTUAL LAND  
DISTANCE

You agree that:

1. The undersigned hereby grants permission for members of the Zoning Board of Adjustment and its agents to enter the property for purposes of reviewing the information provided in this application.
2. The undersigned hereby grants permission for the public to enter the property for purposes of attending any site visit as scheduled by the Zoning Board of Adjustment.
3. This application has been completed in accordance with the Zoning Ordinance of the Town of Springfield and the Zoning Board of Adjustment's Rules of Procedure.

[Signature] APRIL 12, 2017  
Applicant Date

Property Owner (if different) Date

Agent Authorization:

If, as property owner, you wish to designate an agent to act on your behalf, please read the following and sign below:

I hereby designate \_\_\_\_\_ as my agent for the purpose of procuring the requested variance as described above. Representations made by my agent may be accepted as though made by me personally, and I understand that I am bound by an official decision made on the basis of such representations.

Property Owner Date

## TOWN OF SPRINGFIELD

## ABUTTERS LIST

Applicant's Name SAMUEL VIDAL & CATHERINE DELAGE (2035 GEORGE HILL SPRINGFIELD)  
 Address 207 CHERRY HILL RD GRAFTON NH 03240  
 Telephone 603 523 4589 Tax Map # 43 Lot # 276,235 ←

Name RICHARD HEATH Telephone # \_\_\_\_\_  
 Address 8 BUCKINGHAM DRIVE Bow NH 03304  
 Tax Map # 43 Lot # 255,266

Name GREGORY & CYNTHIA BRUSS Telephone # \_\_\_\_\_  
 Address 2107 GEORGE HILL RD PO Box 284 SPRINGFIELD NH 03284  
 Tax Map # 43 Lot # 314,160

Name KIMBERLY SMITH Telephone # \_\_\_\_\_  
 Address 2094 GEORGE HILL RD ENFIELD NH 03748  
 Tax Map # 43 Lot # 325,156

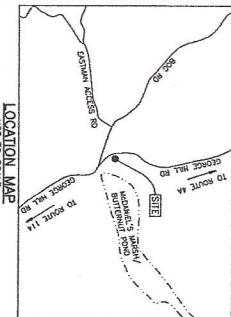
Name NEAL & LINDA HUNTOON Telephone # \_\_\_\_\_  
 Address 1988 GEORGE HILL RD PO Box 12 SPRINGFIELD NH 03284  
 Tax Map # 43 Lot # 365,238,357,205

Name PETER & ELIZABETH KEENE Telephone # \_\_\_\_\_  
 Address 1987 GEORGE HILL RD ENFIELD, NH 03748-2205  
 Tax Map # 43 Lot # 267,328

Name \_\_\_\_\_ Telephone # \_\_\_\_\_  
 Address \_\_\_\_\_  
 Tax Map # \_\_\_\_\_ Lot # \_\_\_\_\_

Name \_\_\_\_\_ Telephone # \_\_\_\_\_  
 Address \_\_\_\_\_  
 Tax Map # \_\_\_\_\_ Lot # \_\_\_\_\_





17. NO REBAR, NOT TIES, SPANNS, ETC., SHALL BE INCORPORATED INTO THIS SYSTEM UNLESS OTHERWISE SPECIFIED.

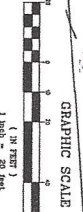
18. SYSTEM MUST BE CONSTRUCTED IN ACCORDANCE WITH EN-1000.

19. APPROVAL FOR CONSTRUCTION IS VALID FOR 4 YEARS FROM DATE OF ISSUE.

20. NO DAMAGE DISPOSALS SHALL BE USED WITH THIS SYSTEM.

21. NO WEILAND ASSES & ETC OF HAZARDOUS MATERIALS DETERMINED BY JONATHAN SHERON, CH 2033 IN DECEMBER, 2002.

THIS PLAN DOES NOT REPRESENT A BOUNDARY SURVEY. APPROXIMATE PROPERTY LINES DETERMINED BASED ON EXISTING DOCUMENTATION AND FIELD RESEARCH.

[illegible]

ANR-2017		DATE:	1-1-2017	PROJECT NO:	17-0170	DWG. NO:	51	TAX MAP 43 LOT 276-235		CUSTOMER:	<div><div><div>NEW HAMPSHIRE</div><div>Seal of the State of New Hampshire</div><div>Seal of the State of New Hampshire</div></div><div>Designer of Subsurface Disposal Systems Douglas A. Gentry No. 1763 State of New Hampshire</div></div> <div><div>CLD</div><div>CONSULTING ENGINEERS</div><div>LLC</div></div> <div>28 Gates Street • Suite 100 White River Jct. VT 05091 (802) 696-0370 • Fax: (802) 696-4999 cl@cldesigners.com • www.cldesigners.com Maine • New Hampshire • Vermont</div> <table><tr><td></td><td></td><td></td><td></td></tr><tr><td>NO.</td><td>DATE</td><td>REVISION</td><td></td></tr><tr><td>DRAWN:</td><td>DWG.</td><td>DESIGNED:</td><td>DWG.</td></tr><tr><td>CHECKED:</td><td></td><td>APPROVED:</td><td></td></tr></table>					NO.	DATE	REVISION		DRAWN:	DWG.	DESIGNED:	DWG.	CHECKED:		APPROVED:	
NO.	DATE	REVISION																									
DRAWN:	DWG.	DESIGNED:	DWG.																								
CHECKED:		APPROVED:																									
								2035 GEORGE HILL ROAD SPRINGFIELD, NH  SEPTIC SYSTEM DESIGN																			

To the members of Springfield, NH's Zoning Board,

The application for a variance for my property located at 2035 George Hill Rd has questions worded in a way that I am unclear of how to answer. I would like to ask a moment of your time to let you know about my wife, Catherine Delage and myself, Sam Vidal.

We are very nature and environmentally friendly people. My wife, Catherine, has been a gardener for decades and is constantly learning and researching ways to do this without chemicals. We do not use any on our gardens. She has taken the Permaculture class at Colby Sawyer College and has been a master gardener for over a decade. She has been pursuing ways of growing native plants and shrubs organically or naturally. She recently discovered that there are no native worms in NE and was researching this when she came across several websites and studies about the destruction earthworms can have on native flora and more importantly Maple trees. I have enclosed a flyer we printed from Minnesota about the known destruction caused by the worms. More locally Vermont is already studying the issue and doing their own watches.

Really, what drew us to Springfield in the first place was that the town seems to care for the surrounding environment. We purchased the lot with a 4 bedroom septic plan and design in place noting the required set back to the marsh and were pleased to be able to build our home in the field. We have been slowly developing the property with my plan keeping the setback in mind. We had never intended on building a four bedroom home but felt our two bedroom home plan would easily fit inside theirs. I drew out the garage using the granite marker as a driveway edge and placed the garage a nice distance off of the road, well within reason and the setback. In my design I was hoping for one day to have a breezeway connecting the house and the garage in a nice line. When it came time to place the stakes for the home and continue with our dream we still felt there was ample space between the proposed home and the marsh or setback line. I was very surprised to see that the corner of the home was in the setback. Since I designed the garage and house together and thought for sure I would not encroach the protected zone I realized I had made a mistake. I would like to build my home where I originally intended it lining up with the garage. Please excuse the 5 feet one corner (not a whole side but the corner) approx. 35 square feet of the proposed building with a variance.

I have marked out with stakes the corners of the proposed building and I have used sticks to mark out the section of the home I would like a variance for. Please go to the site and take a look for yourselves.

I have also reached out to the engineers at CLD about the placement of the 660 foot line and you are welcome to ask them questions also. There is a good slope from the field to the marsh and if you would consider the measurements on the lay of the land instead of a flat surface from the marsh I am sure that the home is more than 660 feet from the marsh, including the homes corner. The slope may not be 25% as mentioned in 4.12 Wetlands Buffers but it should still be more than enough to compensate for the corner of the building. The engineers at CLD are looking into this for me but I would like to start moving forward with my home project. I also asked the engineers why the diagonal line across the field when at the marsh from the closest point it curves away again possibly allowing more than 660 feet to the corner of my proposed homes corner.

Thank you for your consideration  
Sincerely Sam and Catherine



## JUMPING WORM ALERT!

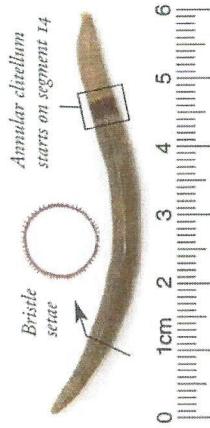
All earthworms in the Great Lakes Region are non-native species, brought over from Europe during early colonization of the United States. But there is a new invasive species causing alarm for the native environment.

Asian earthworms (genus: *Amyntas*) are becoming a threat in Minnesota. They are also known as Jumping Worms because they are very active and hyper -- very non-traditional earthworm behavior.

The *Amyntas* species has an extraordinarily high metabolism and they can live in very high densities. If they become established, their impact on our native ecosystems could be catastrophic.






*Amyntas* is a common contaminant when you buy "Red Wigglers" for vermicomposting which can lead to the introduction of this species to the wild. To identify *Amyntas*, or to report an infestation, see the Great Lakes Worm Watch website.

[www.GreatLakesWormWatch.org](http://www.GreatLakesWormWatch.org)



*Amyntas*: Asian "Jumping Worm"

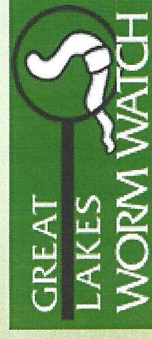
## What can you do to reduce the spread of non-native earthworms?

-  **Do not** dump in woods or water. Earthworms don't drown!
-  **Do** toss unwanted bait in the trash.
-  **Do** tell others about the problems caused by invasive earthworms.
-  **Do not** transport leaves, mulch, compost, or soil from one location to another unless certain there are no earthworms or cocoons present.
-  **Do** freeze the vermicompost for at least one week before putting it in your garden or other outside environment. This kills the earthworms and egg cocoons.

## ABC's of Composting with Earthworms Safely



An introduction to vermicomposting and understanding earthworm use in Minnesota and the Great Lakes Region



[www.GreatLakesWormWatch.org](http://www.GreatLakesWormWatch.org)

## Support and funding provided by:



## For questions about the Great Lakes Worm Watch or research contact:

Great Lakes Worm Watch  
Natural Resources Research Institute  
University of Minnesota-Duluth  
5013 Miller Trunk Highway  
Duluth, MN 55811-1442  
218.720.4310  
[greatlakeswormwatch@gmail.com](mailto:greatlakeswormwatch@gmail.com)



## VERMICOMPOSTING 101

Vermicomposting is similar to traditional microbial/bacterial composting, except that earthworms are added. Together they convert organic waste to nutrient rich compost.

Red Wigglers (*Eisenia foetida*) are the most common worms used in vermicomposting. Red Wigglers are great compost earthworms for northern climates because they do not survive cold winters and are not invasive in the Great Lakes region.

**But**, several other species are also called Red Wigglers or Red Worms such *Lumbricus rubellus* (sold for bait as Leaf Worm or Beaver tails) and increasingly, the Asian species in the genus *Amyntas*, also called Jumping Worms. These species survive cold winters and can be very detrimental to native forests. They can unintentionally contaminant uncontained vermicompost piles.

## HOW DOES VERMICOMPOSTING WORK?

Vermicomposting is done in plastic containers or wooden boxes where earthworms decompose organic material. The earthworm excrement, or cast material, is what creates nutrient-rich finished compost.



## EARTHWORM SAFETY:

What you need to know about vermicomposting risks

**S** All earthworms in the Great Lakes Region are non-native. Most of the earthworms you know and love are European in origin.

**S** Earthworms are beneficial in artificial environments -- agriculture and gardens -- they can help water move through soil and incorporate organic material to make nutrients more available to plants. **But**, earthworms are *not* good in natural hardwood forests.

**S** Once they invade a native forest, earthworms mix the duff layer into the mineral soil, changing the structure, chemistry and biology of living organisms in the soil.

**S** Duff is the top layer of thick, spongy, decomposing material found on forest floors. It is very important for seedling growth and understory vegetation.

**S** Different species of earthworms have different effects on native forest ecosystems. European earthworms have negative impacts, but the newly arriving Asian species, *Amyntas*, has a particularly strong negative force on native forests and plant communities.



Forest floor: Before



Forest floor: After

## CAN I VERMICOMPOST SAFELY?

To prevent accidental introduction of new earthworm species, consider these three things when creating a vermicompost pile.

### Where does the material come from?

- How confident are you that it doesn't contain earthworms or their cocoons?
- Is it looked at or monitored as it arrives?

### How disciplined is on-site management?

- Is the compost contained or is a barrier in place to prevent earthworms from entering/exiting the material?
- Do you know what species of earthworms you have in your compost and in the area surrounding your compost site?

### How does the compost leave the site?

- Is the compost frozen, or otherwise treated, to remove or kill all earthworms and their cocoons before being introduced into an outside environment?

**Prevent earthworms, and their egg cocoons, from being introduced to a natural environment!**





Return to:

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**Zoning Board of Adjustment**  
Notice of Decision

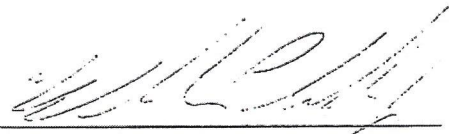
RE: ZBA Hearing Case:

William and Suzanne Keller  
George Hill Road (Map 43 Lot 276-235).

You are hereby notified that the appeal of William and Suzanne Keller for a Variance regarding Article IV Section 4.13 of the zoning ordinance has been **GRANTED**, subject to the conditions listed below, by the affirmative vote of at least three members of the Zoning Board of Adjustment.

CONDITIONS:

1. The construction of the septic system should be no closer than 626.6 feet from the wetland boundary of McDaniel's Marsh; granting a variance of 33.4 feet from the required 660 foot buffer of McDaniel's Marsh.
2. The system installed should be an "Enviro-septic" or better and should be installed with minimal disturbances, using all protective methods shown on the plan presented at the hearing by CLD Consulting Engineers. Plan dated 01.17.2013.



† William Sullivan, Chairman  
05 February 2013



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## APPLICATION FOR A VARIANCE

### Applicant's Zoning Board of Adjustment Checklist

These materials are due at least 15 days before the ZBA's scheduled meeting. The ZBA meets on the first Tuesday of the month. Therefore, materials should be handed in before 4PM on Monday, two weeks before the meeting.

- ☒ Consultation with Zoning Coordinator *WHIT*
- ☒ Completed Application (1 copy)
- ☒ Abutter List (1 copy)
- ☒ A Copy of the Tax Map with Abutter Names on the Lots
- ☐ Application Fee payable to Town of Springfield (\$100 plus \$6 per abutter)
- ☒ A Plan of the Property - a scale drawing with all the necessary measurements and land features.

[Please refer to page 3 of the Instructions to the Applicant. ]

**REFERENCE MATERIALS:** (available at [www.springfieldnh.net](http://www.springfieldnh.net) and the Town Office)

- Applications
- Zoning Ordinance
- Instructions to the Applicant
- ZBA Rules of Procedure









TEST PIT #1

PT

TEST PIT #2

1500 GAL. SEPTIC TANK

FOUNDATION DRAIN

660' SETBACK

IBM 4  
BARN CORNER

PROPOSED 2  
BDRM HOUSE  
F.F. EL. ±1191.8  
SLAB EL. ±1182.8

EXISTING  
GARAGE  
SLAB EL.  
±1191.8

EXISTING  
WELL  
LOCATION

35' SETBACK

75' PROTECTIVE WELL RADIUS

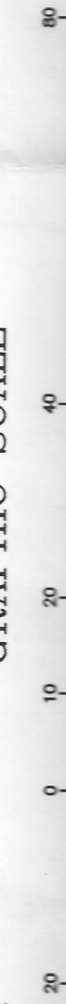
IBM 2  
TOP OF STONE  
BOUND

GRANITE BOUND FOUND

GEORGE HILL

GRAPHIC SCALE

EXISTING CULVERT



IBM 1  
NAIL SET IN