

Case No. 03-18-2026-11

ZONING BOARD OF ADJUSTMENT REASON FOR APPEAL
(to be completed prior to filling out the ZBA application)

APPLICANT NAME Annie Peterson
(Please Print)

DATE: 9-11-25

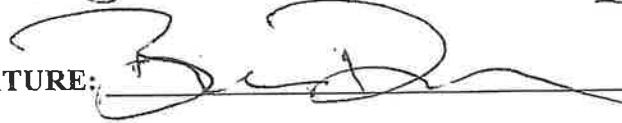
ADDRESS: 22 Buttrick

MAP & LOT 6-75-8

PHONE NUMBER: Brian Daniels
603-289-2488

ZONE C III

PROPOSED USE: Single Family Dwelling

APPLICANT SIGNATURE: 

BELOW TO BE COMPLETED BY THE TOWN

REASON FOR DENIAL Special Exception is required for
Single Family Dwelling in C III

TYPE OF APPEAL: Please circle one of the four appeal

1. Variance

2. Special Exception (choose one)

Other - Single Family Dwelling
in C III

-For Home Occupation

-For Residential Garage Setbacks

-For Off-Premise Sign

-For a Portable Storage Structure

3. Equitable Waiver of Dimensional Requirements

4. Relief of Administrative Decision

Zoning Section for the Appeal: 4.1


Nick Codner, Zoning Administrator

DATE: 9/5/25

Case No.
03-18-2026-1



Planning & Economic
Development Department
FEB 17 2026
RECEIVED

TOWN OF LONDONDERRY

ZONING BOARD OF ADJUSTMENT

268B Mammoth Road Londonderry, New Hampshire 03053 · Phone: 432-1100, ext.123

Prior to completing this application, you will need to obtain and provide as part of your application a completed ZONING BOARD OF ADJUSTMENT REASON FOR APPEAL form. This form requires a determination from the Zoning Administrator.

SPECIAL EXCEPTION LZ0 8.1.5

PLEASE READ THE GENERAL AND SPECIAL EXCEPTION GUIDELINES BEFORE COMPLETING APPLICATION

Location of property: Street address 22 Buttrick Road
Tax map 6 Parcel 8 Zone _____

Owner's name (s) Anne Peterson Tel. No. 603-339-6757

Owner's address PO Box 462
Jackson, NH 03846

Owner's Email address _____

Applicant's name (s) Brian Daniels Tel. No. 603-289-2488

Applicant's address 5 Carousel Court
Londonderry, NH 03053

Applicant's Email address _____

Representative's name _____ Tel. No. _____

Representative's address _____

Representative's Email address _____

Previous Zoning Board action on this property: N/A

Description of proposed use, showing justification for a Special Exception as specified in the zoning ordinance, Section 4.1.2 use table as permitted under 8.1.5 special exceptions.
(Please describe the structure for which you are applying for and the use it entails):

Proposing a single family home which is permitted by special exception. Currently a vacant lot zoned in C-III surrounded by residential homes both on Buttrick Road and Gardner Circle.

SPECIAL EXCEPTION LZO 5.15.1

Please answer yes or no to each question:

- A. Is the use detrimental to the health or safety of residents? ___ Yes X No
- B. Will such a use create undue traffic congestion or a traffic safety hazard in the vicinity of the proposed development? ___ Yes X No
- C. Will the use be incompatible with the surrounding neighborhood? ___ Yes X No
- D. Will the use be a detriment to property values in the vicinity of the proposed development with consideration given to the location or scale of buildings, structures, parking areas, or other access ways? ___ Yes X No
- E. Will a nuisance be created by such use by way of emission of odors, smoke, gas, dust, noise, glare, heat, vibration, or other pollutants; or the unsightly outdoor storage of equipment, vehicles, or other materials? ___ Yes X No
- F. Will the use create a hazard to the public or adjacent property on account of potential fire, explosion, or release of toxic materials? ___ Yes X No
- G. Will the use result in the degradation of existing surface and groundwater quality standards, or have adverse effects on the natural functions of wetlands on the site which would result in the loss of significant habitat or flood control protection? ___ Yes X No
- H. If applicable, will adequate and appropriate facilities be provided for the intended use? X Yes ___ No
- I. If applicable, will all necessary state and federal permits be obtained? X Yes ___ No

I understand that I must appear in person at the public hearing scheduled by the Zoning Board of Adjustment. If I cannot appear in person, I will designate a representative or agent in writing below to act on my behalf.

a. Peterson
Owner's Signature

Anne Peterson
Owner's printed name

Owner's Signature

Owner's printed name

Dated: 2/10/26

Total fee due (to be calculated by the Planning & Economic Development Department): \$ _____



Town of Londonderry, NH Abutters Report

400ft. Abutters of Property 006-075-8
at 22 BUTTRICK RD

Please be aware that the abutters list reflects mailing address for the real estate tax bills as requested by the property owners. Mortgage companies, banks and other financial institutions may be receiving the notification and not the homeowner as required. Please be sure you are complying with notification requirements. Property data updated 03/31/2025.

Property	Site Address	Ownership
006-075-0	28 PEABODY RW LONDONDERRY, NH 03053	TURCOTTE, ERIC 28 PEABODY RW LONDONDERRY, NH 03053
006-075-10	4 GARDNER CR	DUTRA, DANIEL E REVOCABLE TRUST OF 2025; DANIEL E DUTRA, TRUSTEE 4 GARDNER CR LONDONDERRY, NH 03053
006-075-11	3 GARDNER CR	BUCKLIN, SEAN REVOCABLE TRUST OF 2023; SEAN BUCKLIN, TRUSTEE 3 GARDNER CR LONDONDERRY, NH 03053
006-075-12	6 GARDNER CR	DIRSA THOMAS C PO BOX 954 LONDONDERRY, NH 03053-0954
006-075-13	5 GARDNER CR	BELLEGARDE BRUCE A + ALLISON G 5 GARDNER CR LONDONDERRY, NH 03053
006-075-14	8 GARDNER CR	LEMIRE MELANIE J GAGNON GERALD J III 8 GARDNER CR LONDONDERRY, NH 03053
006-075-2	30 BUTTRICK RD	CSENGER, JOHN J. REV TRST OF 2022 30 BUTTRICK RD LONDONDERRY, NH 03053
006-075-3	28 BUTTRICK RD	28 BUTTRICK RD INVESTMENT LLC 26 BUTTRICK RD LONDONDERRY, NH 03053



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006-075-7	26 BUTTRICK RD	26 BUTTRICK ROAD LLC 26 BUTTRICK RD LONDONDERRY, NH 03053
006-075-9	20 BUTTRICK RD	PETERSON ANNE D REVOC TRUS PO BOX 462 JACKSON, NH 03846
006-076-0	24 PEABODY RW	WEBBER, MARILYN K. REVOCABLE TRUST 24 PEABODY RW LONDONDERRY, NH 03053
006-028-0	19 BUTTRICK RD	BOUCHARD REVOCABLE TRUST 19 BUTTRICK RD LONDONDERRY, NH 03053
006-028-1	21 BUTTRICK RD	MULLEN BARBARA G REV TRUST 584 N BAY ST MANCHESTER, NH 03104-1613
006-034-0	25 B BUTTRICK RD	ELMO DEVELOPMENT CORPORATION 25 BUTTRICK RD UNIT A1 LONDONDERRY, NH 03053
081-014-0	15 BUTTRICK RD	LIBERTY ENERGY UTILITIES NH CO 15 BUTTRICK ROAD LONDONDERRY, NH 03053



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I hereby certify that the names and mailing addresses of the persons shown on the above list are the names and addresses of the owners of record as shown on the most recent certified tax list dated _____.

Signed, _____

Not official unless stamped by
the Board of Assessors

Name: _____

Title: _____

Date: _____

BOUCHARD REVOCABLE TRUST
19 BUTTRICK RD
LONDONDERRY, NH 03053

MULLEN BARBARA G REV TRUST
584 N BAY ST
MANCHESTER, NH 03104-1613

ELMO DEVELOPMENT CORPORATION
25 BUTTRICK RD UNIT A1
LONDONDERRY, NH 03053

TURCOTTE, ERIC
28 PEABODY RW
LONDONDERRY, NH 03053

DUTRA, DANIEL E REVOCABLE TRUST OF 2025;
DANIEL E DUTRA, TRUSTEE
4 GARDNER CR
LONDONDERRY, NH 03053

BUCKLIN, SEAN REVOCABLE TRUST OF 2023; SE
BUCKLIN, TRUSTEE
3 GARDNER CR
LONDONDERRY, NH 03053

DIRSA THOMAS C
PO BOX 954
LONDONDERRY, NH 03053-0954

BELLEGARDE BRUCE A + ALLISON G
5 GARDNER CR
LONDONDERRY, NH 03053

LEMIRE MELANIE J GAGNON GERALD J III
8 GARDNER CR
LONDONDERRY, NH 03053

CSENGER, JOHN J. REV TRST OF 2022
30 BUTTRICK RD
LONDONDERRY, NH 03053

28 BUTTRICK RD INVESTMENT LLC
26 BUTTRICK RD
LONDONDERRY, NH 03053

26 BUTTRICK ROAD LLC
26 BUTTRICK RD
LONDONDERRY, NH 03053

PETERSON ANNE D REVOC TRUS
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24 PEABODY RW
LONDONDERRY, NH 03053

LIBERTY ENERGY UTILITIES NH CO
15 BUTTRICK ROAD
LONDONDERRY, NH 03053

22 BUTTRICK