



TOWN OF DURHAM
8 NEWMARKET RD
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NOTICE OF DECISION

Project Name: 32 Cedar Point Road revetment (retaining wall) –
conditional use

Action Taken: Approval

Property Owner: Benedict and Manisha Heiderscheidt, Trustees

Designer: Steve Riker, Wetland Scientist, Ambit Engineering

Map and Lot: Map 12, Lot 1-8

Zoning: Residence Coastal

Date of approval: **March 13, 2019**

- 1) The proposal was approved as submitted. Submit the final approved set of plans to the Planning Department prior to construction: one full size paper copy, one 11x17 copy, and one pdf.
- 2) The applicant must obtain all pertinent local, state and federal approvals prior to starting construction.
- 3) The applicant must send a copy to the Town Planning Department of each of the reports that are required to be filed with the New Hampshire Division of Environmental Services [required by NHDES to ensure that the structure performs as expected].

Findings of Fact. 1) The patio location and grades were changed on February 13, 2019. 2) The project was presented to the Planning Board on February 13, 2019. 3) A site walk and public hearing were held on March 13, 2019. 4) The Conservation Commission reviewed the project on January 28, 2019, approved the wetland permit, and recommended approval of the 4 SPOD criteria. 5) The applicant addressed all conditional use criteria in the application and met the procedural requirements for the conditional use. 6) The Town Planner determined that the applicant complied with applicable requirements. The application was forwarded to the Technical Review Group but no members or staff had any concerns. 7) The Planning Board duly approved the conditional use application based on the conditional use requirements. 8) Other structures were approved on the site as conditional uses on May 9, 2018.