

BA BEALS

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March 31, 2023

Town of Newmarket
186 Main Street
Newmarket, NH 03857

Chairman, Planning Board

Re: Proposed Age Restricted development
242 South main Street

Dear Mr. Chairman and Board Members:

This is written to formalize a request for waiver with regard to the referenced subdivision application.

Your petitioner seeks the following relief:

1. Waiver to Subdivision Regulations Section 3.02.B.5.B.1.a.2 Parking Lot Design – Dimensional standards. We respectfully request that the ADA handicap accessible parking stalls be allowed to be 8'x18' where 20' long stalls are required in the regulation. We feel the waiver is justified as the dimensional standard for all other parking stalls is 18' in length, it seems illogical to have the ADA compliant stalls extend an additional two feet into the drive aisle, and the ADA deems 18' long parking stalls compliant with their requirements. Finally, the largest non-commercial wheelchair van we were able to find was just under 17' in length which will fit completely within the 18' long stall. Based on these factors, granting of the waiver will not conflict with the intent of the regulation.

Thank you for your consideration.

Very truly yours,
BEALS ASSOCIATES, PLLC

Christian O. Smith

Christian O. Smith, P.E.
Principal