

October 31, 1978

There was a meeting of the Board of Adjustment on Tuesday, October 31, 1978 at the Town Hall at 7:30 P.M. to hear the petition of Herbert A. Wells, Jr. (Case No. 48) for a variance of side lot line requirement.

The roll call was as follows:

A. George McLean, Chairman	- Absent
Eugene Bried, Vice Chairman	- Present
Carole Webber	- Absent
Patricia Thomas	- Present
Robert B. Flanders	- Present
James Dennison, Alternate	- Present
Catherine C. T. Dik, Alternate & Clerk	- Present

Also present were Mr. and Mrs. Herbert A. Wells, Jr.

to

The meeting was called order at 7:30 P.M. by the Vice-Chairman, Mr. Bried, and the Clerk read the petition and reported that notices were sent by certified mail, return receipt requested, to the petitioner and all abutters and those within 200 feet of the bounds of the petitioner's property and that all receipts had been received; by regular mail to all members of this Board, the Selectmen, Town Clerk, Town Counsel, and Chairman of the Planning Board. Notice was published in the Peterborough Transcript on October 19, 1978 and posted on the Town Bulletin Board.

Mr. Wells then presented his case. He wishes to erect a two-car attached garage on the side of his house to within eleven feet of the lot line. There is at present a dilapidated garage within three feet of the line which will be torn down and the new garage placed farther back from the street about at the rear corner of the house. In back of the house there is a barn in very poor condition which will also be torn down. On the other side of the house the land drops down sharply from the house so that it would be very difficult to place a garage there. There is already a driveway on the garage side which will be

extended to the new garage. It will enhance the whole property by removing the old garage and barn. He remarked that it is the second oldest house in Antrim--one part, the original two-room house, dates in the late 1700's. He said he had talked with the neighbors and they felt that it will look a lot better than it does now. There was no opposition.

The hearing was declared closed at 7:45 P.M.

The Board then went into executive session. Mrs. Thomas said she saw no problem in granting the variance and the other members agreed. The Board then returned to open hearing and Mrs. Thomas

MOVED: That the variance be granted because a hardship exists because of the peculiar characteristics of the land and the variance will not severely affect the neighboring property.

SECONDED: By Mr. Flanders

VOTED: In favor: Robert B. Flanders
Eugene Bried
James Dennison
Patricia Thomas
Catherine C. T. Dik

In opposition: None

The meeting was adjourned by unanimous consent at 7:55 P.M.

Respectfully submitted,



Catherine C. T. Dik, Clerk