

Minutes of the Antrim Board of Adjustment Meeting December 8, 1992.

Present: Helene Newbold, Chairman; Robert Bryer; Linda Lester; Paul Matthes; Richard Winslow. Boyd Quackenbush arrived late. Since Richard Winslow, Alternate, had been designated by the Chair to fill his position and he was not needed, Quackenbush left the meeting.

Peterborough Savings Bank (Tax Map 4 Lot 890): Public hearing for a Variance to Article V, Section B.3 of the Antrim Zoning Ordinance. The Applicant seeks a Special Exception for an existing Conversion Apartment on their property on Old Concord Road in the Highway Business District.

Chairman, Helene Newbold opened the meeting at 7:30 P.M. and introduced the Board. Robert Bryer; Paul Matthes; Linda Lester; Alternate, Richard Winslow sitting for Boyd Quackenbush and Helene Newbold, Chairman. The secretary read the application and stated that notice was sent to all abutters by certified mail, all receipts returned and notice was published in the Peterborough Transcript. Donna Toumala of Monadnock Survey Inc. presented Authorization from the Peterborough Savings Bank to act for them in this matter. It was established that there are tenants in both apartments. The secretary read the addendum to the application for approval in which the following points were made:

1. A conversion Apartment is a permitted use in the Highway Business District by Special Exception in light of the fact that it is permitted in the Village Business District.
2. The permit would not adversely affect the neighborhood as there will be no exterior change to the building.
3. There will be no additional traffic and there is more than adequate off-street parking. A new septic system for both units has been designed or installed.
4. The use is consistent with the intent of the Zoning Ordinance as it is permitted by Special Exception.
5. The facility is adequate and appropriate for both units.

After reviewing the addendum and confirming that all requirements have been met, Helene Newbold moved: We the Antrim Zoning Board of Adjustment vote to grant the Special Exception to Peterborough Savings Bank for the property located at Old Concord Road, tax map 4 lot 890 pursuant to Article V, Section B, 3, as all the conditions have been addressed and met. Second Paul Matthes. The vote: Richard Winslow, yes; Robert Bryer, yes; Paul Matthes, yes; Linda Lester, yes; Helene Newbold, yes. So moved unanimously.

The Chair opened discussion on the Raymond Clarke matter acted on by the Board in her absence, November 24, 1992. Linda Lester chaired that meeting and expressed the opinion that it had been fully documented and handled properly and that the Board's action on this matter was informed and considered. Chairman Newbold expressed a concern that the Selectmen and the Building Inspector are not following up on the Board's decisions, and observed that the Clarke property is non-conforming considering the fact that some of the mobile and motor homes are occupied. After further discussion on this matter, the Board agreed that Chairman Newbold should pursue this matter in her meeting with the Selectmen for budgeting purposes, scheduled for Monday, December 14, 1992 at 7:30 P.M.

The Board was reminded of a joint meeting with the Planning Board in the matter of the Geraldine A. Rabideau subdivision. The Board was also supplied with copies of the proposed zoning changes for the 1993 Town Meeting, public hearing scheduled for December 29, 1992 at 7:30 P.M.

Meeting adjourned at 9:45 P.M.

Respectfully submitted,
Barbara Elia, Secretary