

ZONING BOARD OF ADJUSTMENT MEETING
Early Childhood Learning Center
77 Ramsdell Lane
Barrington, NH
June 19, 2013
7:00PM

ROLL CALL

Karyn Forbes, Chair George Bailey David Vincent
Ellen Conklin Raymond Desmarais
Gerard Gajewski A Dawn Hatch Ex-officio

MINUTES REVIEW AND APPROVAL

1. Approval of February 20, 2013 Regular Meeting Minutes.

A motion was made by G. Bailey and seconded by E. Conklin to approve the February 20, 2013 meeting minutes. The motion carried unanimously

ACTION ITEMS

2. **115-48-GR-13-ZBA (Kevin Roy & Carrie Vaich)** Request by Owner/Applicant for a variance from Article 4, Sections 4.1, 4.2 & 4.2.1 nonconforming to setback, 5.1.1 Development on Nonconforming Lots and Article 11.2 District Defined, to construct a 20' x 20' addition and raise the existing home 7' by installing a 8" poured concrete foundation, the structure located approximately 66' away from the lake where a 75' setback is required on a .34 acre lot located in the General Residential (GR) Zoning District at 39 Knowles Drive (Map 115, Lot 48).

Kevin Roy explained the application.

Carrie Vaich was also present.

David Vincent questioned the trailer that was to be removed. It was in the name of Vaich.

Kevin Roy explained he was planning to do a lot line adjustment with the Vaich property at some point.

David Vincent asked why the well and septic were not shown.

Kevin Roy explained the septic was redone in 2004. He could provide the paper work.

George Bailey asked for an explanation of the hardship.

Karyn Forbes told the applicant the board needed the location of the well and septic. The surveyor needed to show on the location on the plan.

George Bailey explained that because the house is already there you need to prove that the addition in that location is necessary.

George Bailey explained what was needed.

Dawn Hatch questioned whether they could move the addition back.

David Vincent expressed that the applicant had to give the reason why they needed to locate the addition

where it was proposed.

A motion was made by George Bailey and seconded by Ellen Conklin to continue to the July 17, 2013 meeting. The motion carried unanimously.

ADJOURNMENT

A motion was made by George Bailey and seconded by Raymond Desmarais to adjourn at 7:30 pm. The motion carried unanimously

Respectfully submitted,

Marcia J. Gasses
Town Planner & Land Use Administrator