

Zoning Board of Adjustment
Craig Daniels, Chairman
October 11, 2011
7 p.m.

Present: Phil Neily – Zoning Administrator, Terry Finsterbush, Cecelia Aufiero, David Dow, Bob Cavalieri, Craig Daniels-Chairman, and Paula Rowe Recorder.

Approval of the Minutes of September 13, 2011:

Celie moved to approve the Minutes and Bob second this. Motion carried.

Citizens Forum:

I. Robert H. Gerlack Jr. and Nancy Gerlack, owners of 251 Crystal Lake Road, Enfield, NH, Map 45, Lot 7, Harry W. Reed and Barbara G. Reed, Reed Family Revocable Trust, owners of 253 Crystal Lake Road, Map 45 Lot 8, will request a Variance from the terms of Article IV, Section 401.2 Sub Section K. and Section 413 of the Enfield Zoning Ordinance. They are seeking this Variance to transfer land from Lot 8 to Lot 7. Both properties are in the R3 Zoning District.

These two lots are currently 1.4 acres plus or minus and the other is approximately .75 acre plus or minus. Point .40 acre from the larger lot will be placed on the smaller lot. This will make both lots approximately the same size. Additionally it will aid a child who has a hearing disability to have more play area away from the front of the property. The properties share a driveway and there are no plans for expansions on these two properties.

Chairman Daniels reviewed the ZBA criteria with each board member, all felt that each criteria were met.

David Dow moved to approve this as written and presented, with a second from Celie Aufiero and carried.

New Business:

Zoning Board Fee Schedule – Phil advised that the fee's reflect those items that have increased, the fee's are paid by the applicant at the time of filing

Communications and Miscellaneous:

Mr. Finsterbush brought up the noise of the Outing Club range, noting a recent article in the newspaper 'Belmont Planning Board shoots down the Firing Range.' The members agreed that this is currently not a zoning board issue and there are no complaints pending. The article presented was for a new firing range, not an existing.

Next Meeting:

November 8, 2011- currently nothing on the agenda.

Adjournment:

Bob moved to adjourn with a second from David and carried.