

Zoning Board of Adjustment  
Minutes  
June 18, 2015

**Members Present:** Wayne Flynn, Tom Dyar, and Lenny Knowles (Alt)

**Members Excused:** Rick Eichler and Keith Roberge

**Members Absent:** Steve Roy

**Members of the Public:** Guy Gosselin, Mike Guay, Mike Waddell and John Scarinza (Code Enforcement)

**Call to Order:** Meeting was called to order at 6:35 by Chairman Flynn

**Appointment:** Chairman Flynn appointed Lenny Knowles to replace Rick Eichler

**Review and Accept Minutes of April 30, 2015** – On a motion from Tom Dyar with a second from Lenny Knowles, all members voted to accept the minutes as presented.

**Review and Accept Minutes of May 5, 2015** – On a motion from Tom Dyar with a second from Lenny Knowles, all members voted to accept the minutes as presented.

**New Business** – Request for Rehearing

Pike - The board reviewed a request for rehearing from Alan Pike regarding the board's approval of Case #04-2015 on April 30, 2015. Though Mr. Pike is not a direct abutter to the project, Wayne felt that his concern regarding the potential for increased ATV traffic through his neighborhood was warranted. Mr. Pike also pointed out that the assertion was made during the original hearing that the abutting properties were all commercial which is inaccurate. Tom felt that even though the lot where the billboard sign is may be zoned residential, he felt it was clearly a commercial use as was Taillon Crane Service. Wayne felt that there were sufficient points in Mr. Pike's request to grant the rehearing and called for a roll call vote

Tom Dyar – Yes      Lenny Knowles – Yes      Wayne Flynn – Yes

The secretary will contact Mr. Pike to let him know that his request has been granted and that he will become responsible for all fees associated with the rehearing

Brickley – The board reviewed a request for rehearing from Liz Brickley regarding the board's approval of Case #04-2015 on April 30, 2015. Ms Brickley's request mirrored the points raised in Mr. Pike's appeal with the addition of stating that she believes allowing the variance will affect her property value. This information was not available at the original hearing. It is unknown if there is any evidence to support this. Tom felt that without sufficient evidence to support this point, that it was only hypothetical. The Chairman called for a roll call vote

Tom Dyar – No      Lenny Knowles – No      Wayne Flynn – Yes

As the vote was 2 against granting the rehearing and 1 for, the request fails.

The secretary will inform Ms. Brickley that her request has been denied.

**Old Business** – None

**Public Comment** - None

**Next Meeting** – The board set July 2, 2015 for their next meeting to hear a variance request from Theresa Parent

**Adjourn** – On a motion from Lenny Knowles with a second from Tom Dyar, the board adjourned at 6:55 pm

Respectfully submitted

A handwritten signature in cursive script, appearing to read "Michelle M. Lutz".

Michelle M. Lutz  
Zoning Board Secretary  
May 23, 2015

Approved July 2, 2015