

**TOWN OF GORHAM
BOARD OF APPEALS
MEETING MINUTES
AUGUST 17, 2006**

The Gorham Board of Appeals met on August 17, 2006 at the Gorham High School at 7:00 P.M.

Present; Chairman Joe Gwozdz, Board members Lauren Carrier, Alton Shurtleff, Melinda Shain, Cressey Mollison and David McCullough (7:40 P.M.), Code Enforcement Officer Clint Cushman, Town Attorney Natalie Burns and Deputy Town Clerk Jennifer Elliott.

Absent; Board member Audrey Gerry

Moved, Seconded and VOTED to approve the May 18, 2006 meeting minutes as printed and distributed. 5 Yeas.

The Town Attorney went over the process for this appeal and that legally this was a new appeal in front of the Board.

Appeal # 06-201A. The appeal of Loren Goodridge requesting a 22 foot front yard setback variance for the construction of a new Subway Sandwich Shop building at 109 Main Street. The Board granted the variance on February 16, 2006, but because there was an incorrect mailing address on the application, the Certificate of Zoning Variance that is required to be recorded at the Registry of Deeds within 90 days, was not received and therefore not recorded. The applicant seeks reapproval of the variance in order to file the appropriate Certificate.

Tom Harmon from Civil Consultants appeared on the applicant's behalf and stated that since the last meeting in February, Mr. Goodridge has now purchased the property and has a site plan review in for the Gorham Planning Board.

He passed out Arial photos of the property and a plan of the site to be developed. The site dimensions are 80 feet deep and 133 wide. The new building will be 8 feet behind the side walk and feels it will fit in with the other businesses on Main street that are close to the Street. They have also taken off about 7 feet from the front left corner of the new building to provide for site distance. He states that without approval the applicant will have a financial hardship with this property.

The Code Enforcement Officer went over the ordinance for parking standards.

There was no public comment and the Hearing was closed.

The Board discussed the size of the variance and the criteria.
Mr. Harmon showed the “Stepped Effect” on the front of the new building on the plans he had passed out.

Moved, Seconded and VOTED to approve the appeal. 6 Yeas.

The findings of Facts as read aloud by Natalie Burns were Moved, Seconded and VOTED. 6 Yeas.

Moved, Seconded and VOTED to adjourn. 6 yeas.

Time of adjournment 7:45 p.m.

A true record of meeting

ATTEST:

Jennifer Elliott, Deputy Town Clerk