

**ZONING BOARD OF ADJUSTMENT
PUBLIC HEARING: January 26, 2012
Town Hall, 41 South Main Street – 7:00 PM**

Board Members Present: Gert Assmus, Ethan Frechette, Arthur Gardiner (Chair), Phil Harrison, Carolyn Radisch, Clerk.

Staff: Judith Brotman, Zoning Administrator

Others: See the Attendance Sheet

Gardiner, Zoning Board Chair, called the meeting to order at 7:00 p.m. The deliberation meeting will be held Thursday, February 2nd, in the Town Hall Boardroom at 7:00 PM.

The following agenda items were then heard.

- 1. CASE #33027-Z2012-01 – BETA THETA PI IS REQUESTING A VARIANCE UNDER ARTICLE X, SECTION 1006, “VARIANCE,” PURSUANT TO ARTICLE II, SECTION 204.4 “I” INSTITUTION, AREA & DIMENSIONS, TO ALLOW A PATIO WITH FIRE PIT IN THE FRONT SETBACK AREA AT 6 WEBSTER AVENUE, TAX MAP 33, LOT 27, IN THE “I” INSTITUTION ZONING DISTRICT.**

Carolyn Radisch, Clerk, read the Notice of Public Hearing.

William “Star” Johnson presented the application.

No one else spoke in favor of, or in opposition to, the application.

Case No. 33027-Z2012-01 was closed.

- 2. CASE #34067-Z2012-02: FR. C. FRANCIS BELANGER, AGENT FOR THE ROMAN CATHOLIC BISHOP OF MANCHESTER, PROPERTY OWNER OF RECORD, IS REQUESTING A SPECIAL EXCEPTION UNDER ARTICLE IV, SECTION 406, “LOCATION OF OFF-STREET PARKING SPACES,” PURSUANT TO ARTICLE II, SECTION 206, “SPECIAL EXCEPTIONS, TO PERMIT REQUIRED PARKING SPACES TO BE LOCATED ELSEWHERE THAN THE BUILDING THEY SERVE. THE PROPERTY IS LOCATED AT 14 HOVEY LANE, TAX MAP 34, LOT 67, IN THE “I” INSTITUTION ZONING DISTRICT.**

Carolyn Radisch, Clerk, read the Notice of Public Hearing.

Randall T. Mudge presented the application.

No one else spoke in favor of, or in opposition to, the application.

Case No. 34067-Z2012-02 was closed.

3. **CASE #02013-Z2012-03: JEANNE & PERRY BALL ARE REQUESTING A VARIANCE UNDER ARTICLE X, SECTION 1006, "VARIANCE," FROM ARTICLE II, SECTION 209.2C, "FRONT SETBACK REGULATIONS AND EXCEPTIONS," TO ALLOW A GENERATOR IN THE FRONT SETBACK OF 47 STEVENS ROAD, TAX MAP 2, LOT 13, IN THE "RR" RURAL RESIDENCE ZONING DISTRICT.**

Carolyn Radisch, Clerk, read the Notice of Public Hearing.

Peter French presented the application.

No one else spoke in favor of, or in opposition to, the application.

Case No.02013-Z2012-03 was closed.

4. **CASE #22063-Z2012-04: GAVIN A. REID, PROPERTY OWNER, IS REQUESTING A VARIANCE UNDER ARTICLE X, SECTION 1006, "VARIANCE," TO ALLOW THE INSTALLATION OF AN ACCESSIBILITY RAMP IN THE FRONT SETBACK AREA AT 6 READ ROAD, TAX MAP 22, LOT 63, IN THE "SR-3" SINGLE RESIDENCE ZONING DISTRICT.**

Carolyn Radisch, Clerk, read the Notice of Public Hearing.

Gavin Reid presented the application.

No one else spoke in favor of, or in opposition to, the application.

Case No. 22063-Z2012-04 was closed.

5. **ADJOURNMENT:** The meeting adjourned at 8:20 PM.

Respectfully submitted,

Judith Lee Shelnutt Brotman, Zoning Administrator