

**ZONING BOARD OF ADJUSTMENT
PUBLIC HEARING: DECEMBER 6, 2012
Town Hall, 41 South Main Street – 7:00 PM**

Board Members Present: Gert Assmus, Bill Dietrich, Arthur Gardiner (Chair), Phil Harrison, Steve Marion

Staff: Judith Brotman, Zoning Administrator

Others: See the Attendance Sheet

Arthur Gardiner, Zoning Board Chair, called the meeting to order at 7:00 p.m. The deliberation meeting will be held December 17, 2012 in the Lower Conference Room at the Town Hall at 7:00 PM. The following agenda items were then heard.

- 1. CASE #40008-Z2012-37: TIM MCNAMARA, AGENT FOR DARTMOUTH COLLEGE, PROPERTY OWNER OF RECORD, IS REQUESTING A WETLANDS SPECIAL EXCEPTION UNDER ARTICLE VII, SECTION 702, "WETLAND, WATERBODY, AND INTERMITTENT STREAM PROTECTION," TO PERMIT FILLING AND RE-GRADING OF A PORTION OF THE FAIRWAY AREA BETWEEN HOLES 1 & 2 AT THE HANOVER COUNTRY CLUB. THE PROPERTY IS LOCATED AT 5 HILTON FIELD LANE, TAX MAP 40, LOT 8, IN THE "I" INSTITUTION ZONING DISTRICT.**

Gert Assmus, Acting Clerk, read the Notice of Public Hearing.

Tim McNamara and Rod Finley presented the application. Dave Cioffi spoke in favor of the application in Phase I.

Richard Macleay and Lisa Young of 2 Hilton Field Lane spoke in opposition to the application in Phase II

Tim McNamara rebutted in Phase III.

Lisa Young spoke in Phase IV.

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

Case No. Z2012-37 was closed.

- 2. CASE #23154-Z2012-38: HANOVER CONSUMER COOPERATIVE SOCIETY IS REQUESTING A VARIANCE UNDER ARTICLE X, SECTION 1006, "VARIANCE," TO REPLACE AN EXISTING NON-CONFORMING SIGN AT 51 SOUTH PARK STREET, TAX MAP 23, LOT 154, IN THE "B" RETAIL BUSINESS ZONING DISTRICT.**

Gert Assmus, Acting Clerk, read the Notice of Public Hearing.

Tony White, Operations Manager, presented the application. Tony Alongi, Finance Director, spoke in favor of the application in Phase I.

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

Case No. Z2012-38 was closed. The record was left open for receipt of additional information by Tuesday, December 12, 2012.

3. **CASE #50010-Z2012-39: JAMES & BETHANY AMES ARE REQUESTING A VARIANCE UNDER ARTICLE X, SECTION 1006, "VARIANCE," TO ALLOW RENOVATION OF EXISTING PORCH, INCLUDING CONVERSION OF AN UNHEATED SCREENED-IN PORCH TO A HEATED GLASSED-ENCLOSED LIVING AREA AT 62 SANDS O TIME ROAD, TAX MAP 50, LOT 10, IN THE "GP" GOOSE POND ZONING DISTRICT.**

Gert Assmus, Acting Clerk, read the Notice of Public Hearing.

Charles Ames presented the application.

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

Case No. Z2012-37 was closed. The record was left open for receipt of an Administrative Decision.

4. **CASE #15033-Z2012-40: REQUEST FOR REHEARING OF CASE #Z2012-27, a Wetland Special Exception, granted by the ZBA on October 11, 2012, to permit the repair/reconstruction of an agricultural access road into a driveway, restoration of a section of the Hewes Brook bank, and establishment of a driveway, barn, house, garage, shed and septic system disposal area within the wetland and wetland buffer areas at 50 Rennie Rd. IF GRANTED the rehearing will be held at a later date.**

It was moved by Harrison, seconded by Dietrich, to DENY the rehearing. The Board voted five in favor, zero opposed, to DENY the application.

5. **ADJOURNMENT:** The meeting adjourned at 10:05 PM.

Respectfully submitted,

Judith Lee Shelnutt Brotman,
Zoning Administrator