

**ZONING BOARD OF ADJUSTMENT  
DELIBERATIONS: AUGUST 7, 2014  
Town Hall, 41 South Main Street - 7:00 PM**

**Board members present:** Assmus, Gardiner (Chair), Harrison, Lappin, Waugh

**Staff:** Judy Brotman, Zoning Administrator

Arthur Gardiner, Zoning Board Chair, called the meeting to order at 7:00 PM in the Boardroom of the Hanover Municipal Building.

(Further explanation and support for the following actions are contained in the Board's approved, written decisions found in the respective case files.)

**CASE No. Z2014-24 (HANOVER CONSUMER CO-OP)**

Assmus prepared the preliminary draft.

It was moved by Waugh, seconded by Harrison, to **GRANT** the appeal of an Administrative Decision that the number of off-street parking spaces required for a property is the sum of the total spaces required under Section 404.1 of the Ordinance plus the number of ADA accessible spaces.

Voted in favor: 3 (Gardiner, Harrison, Waugh)

Voted in opposition: 2 (Assmus, Lappin)

**CASE No. Z2014-25 (HANOVER CONSUMER CO-OP)**

Assmus prepared the preliminary draft.

It was moved by Assmus, seconded by Waugh, to **DENY** the appeal by the Hanover Consumer Cooperative that a 5-year license for required parking does not comply with Section 407.3 of the Hanover Zoning Ordinance.

Voted in favor: 5

Voted in opposition: 0

**CASE No. Z2014-26 (VENTI)**

Gardiner prepared the preliminary draft.

It was moved by Gardiner, seconded by Waugh, to **DENY** the requested variance.

Voted in Favor: 5

Opposed: 0

**CASE No. Z2014-27 (RAVEN BAY ASSOCIATES)**

Lappin prepared the preliminary draft.

It was moved by Lappin, seconded by Assmus, to **GRANT** a Special Exception to Raven Bay Associates LLC to construct a Parking Facility at 9 Allen Street, Tax Map 33, Lot 43, in the “D-1” Downtown zoning district, subject to the following condition:

That the construction is completed in substantial conformance with the plans, specifications and testimony presented to the Board.

Voted in favor: 5

Opposed: 0

**CASE Nos. Z2014-28 & 29 (SHUMWAY)**

On a Motion by Waugh, seconded by Harrison, the Board hereby responds to applicants request for a stay of deliberation by **ORDERING A RE-OPENING OF THE HEARING** to continue to a time suitable to the Board following a request by the applicant with a new notice to the abutters and public.

Voted in Favor:

Voted in Opposition:

**OTHER BUSINESS:**

**CASE Nos. Z2012-30 & 31 (SHUMWAY)**

On a Motion by Harrison, seconded by Gardiner, to **EXTEND FOR ONE YEAR**, the Temporary permit granted in Case #Z2012-30 & 31 to Cingular Wireless PSC, LLC d/b/a AT&T Mobility, subject to the following conditions:

- a. All conditions attached to the Temporary permit shall remain in effect.
- b. The Temporary permit shall expire one year from the date this extension is granted.
- c. The applicant shall remove the C.O.W. tower and all related equipment on, or prior to the expiration of this Temporary permit.

Voted in favor:

Voted in opposition:

**APPROVAL OF MINUTES:** The minutes of July 10 and July 31, 2014 were approved.

**ADJOURNMENT:** The meeting adjourned at 9:40 PM.

Respectfully submitted,

Beth Rivard