

HOOKSETT ZONING BOARD OF ADJUSTMENT
Tuesday, March 20, 2012
HOOKSETT MUNICIPAL BUILDING
35 Main Street
AGENDA

CALL TO ORDER

Pledge of Allegiance

APPROVAL OF MINUTES

February 14, 2012

CONTINUED PUBLIC HEARINGS

FALCON BROOK

49 Mammoth Road

Map 45 Lot 33

MDR

- A Variance from Article 8 Section E.9 of the Zoning Ordinance to permit a Conservation Subdivision on 17.12 acres where 20 acres is required.
- A Variance from Article 8 Section D.5 of the Zoning Ordinance to permit a unit density of 21 units where 17 units are allowed.
- A Variance from Article 8 Section G.2 to permit the construction of a condominium development which is by definition a single lot, without having to adhere to the minimum frontage requirements of 50 feet as stated in the ordinance.
- A Variance from Article 8, Section G.6 to permit the construction of freestanding units with a minimum separation of 30 feet where 40 is required.

MANCHESTER ANIMAL HOSPITAL

1129 Hooksett Road

Map 41 Lot 11

Performance Zone

A Variance from Article 10-A:E of the Zoning Ordinance to allow a residential use within the Performance Zone for an apartment to be located in the basement of the property to be occupied by an employee of Manchester Animal Hospital.

CADORETTE/MCFARLAND

455 West River Road

Map 8 Lot 48-1

URD

A Special Exception from Article 5-A:B to allow a two-family dwelling within the Urban Residential District for the addition of a basement apartment within a single family unit.

PALAZZI CORP/RICHIE BROS.
39 Hackett Hill Road & 350 West River Road
Map 13 Lot 51

A variance from Article 19:D.9 of the Zoning Ordinance to allow washing and perform cosmetic repairs to equipment in conjunction with an on-site auction operations within the Groundwater Resource Conservation District.

OTHER BUSINESS

ADJOURNMENT