

TOWN OF NEW BOSTON  
ZONING BOARD OF ADJUSTMENT

MEETING MINUTES  
02/19/13

Case #2013-2

APPROVED 03/12/13

Board Members Present: Chairman David Craig, Bob Todd, Greg Mattison, Phil Consolini, and Laura Todd, Clerk.

2013-2, Christine Fowler, "Equitable Waiver for Dimensional Requirement", property located at 36 Summit Dr., Map/Lot 11-89, concerning a garage built too close to the side property line.

Chairman Craig opened the hearing @ 7:50pm., and asked the applicant to address the application.

Christine Fowler said that the garage was built in 2005 and everyone thought that everything was okay. They have recently discovered that it is 9' instead of 20' from the property line. They had originally relied on a mortgage plan and tax map to build the garage. There is a bound in the front and back of the property, but the actual line is difficult to follow because of topography. The garage contractor staked the line, Dennis Sarrette (N.B. Building Inspector at the time), came out and okayed the construction.

Bob Todd asked if a copy of a survey was available.

The applicant could not provide one tonight.

The applicant explained the survey was done because they planned to put up a retaining wall and there was a disagreement with the neighbor as to where the actual property line was located. The survey found the garage was too close to the line.

Greg Mattison confirmed that the board needed a plan.

Donnie Gagnon, 22 Summit Rd, an abutter was present and Keith Genetili, 42 Summit Road, an abutter was also present.

The hearing was continued to March 19, 2013 @ 7PM, so a plan could be provided to the board.

Respectfully Submitted  
Laura Todd, clerk  
02/19/13