

Nottingham Zoning Board
February 25, 2014

Accepted: 4/8/2014

Members Present: Bonnie Winona, acting Chair; Robert Davidson; Terry Bonser;
Kevin Bassett, Alternate

Members Absent: Mike Russo, Chair; Romeo Danais

Others Present: JoAnna Arendarczyk, Land Use Clerk; Leanne Carideo, Applicant; Frank Carideo, Applicant

Call to Order at 7:02

Introduce Board Members and Applicants

Public Meeting/ Hearings

The continued Public Hearing for Frank and Leanne Carideo was opened.

Case 14-001-VA *Application from Frank & Leanne Carideo for a Request for Variance from Article II Section C.1 and C.2 of the Zoning Ordinance, lot size and building distance within the set back. Tax Map 71 Lots 139/140. 47 Sachs Road, Nottingham, NH*

The applicants had been in front of the board two (2) weeks ago, February 11, 2014. The case was continued due to lacking Mrs. Carideo's signature on the application and a letter from the daughter, Christina Massa, authorizing her father, Frank Carideo to represent her in this case. Ms. Winona noted the received signed application from Mrs. Carideo and the signed authorization letter by Christina Massa.

Mr. Bassett commented that the letter was not notarized and he recalled that was one of the requirements from the first meeting.

The Board members agreed that they would accept the letter without being notarized.

Mr. Bassett also mentioned that the application was supposed to have Christina Massa's name as land owner of lot#139. The way the application reads Mr. and Mrs. Carideo are the owners of both lots which is not the case.

Ms. Winona settled the issue by stating that the letter from Ms. Massa stating that Mr. Carideo is authorized to represent her in the case (case# noted in the letter) covers the lack of her being listed as land owner.

Mr. Bonser stated that the case involving Ms. Massa will go before the Planning Board as a case for a Lot Line Adjustment. Mr. and Mrs. Carideo are the applicants asking for the Variance.

Motion: Mr. Bassett made a motion to end the Public Hearing and proceed with the deliberations.

Second: Made by Mr. Bonser

Vote: 4-0 motion passed

The public part of the hearing at ended at 7:15

Finding of Facts

Motion: Mr. Bonser made a motion to **approve** the application for **Case 14-001-VA** *Application from Frank & Leanne Carideo for a Request for Variance from Article II Section C.1 and C.2 of the Zoning Ordinance, lot size and existing building distance within the set back. Tax Map 71 Lots ~~139~~ 140. 47 Sachs Road, Nottingham, NH*

All Board members voted "YES" on all criteria. (Finding of Facts Sheets are in the file)

Second: Mr. Davidson

Vote: 4-0 motion passed

Adjournment

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Motion: A motion was made by Mr. Davidson

Second: Made by Mr. Bonser

Vote: 4-0 motion passed

7:38

Respectfully Submitted,

JoAnna Arendarczyk

Land Use Clerk