

NEW DURHAM ZONING BOARD of ADJUSTMENT

OCTOBER 13, 2020

New Durham Town Hall – 7:00 PM

In accordance with Governor’s Executive Order #12, pursuant to RSA 91-A: 2

Attendees log into: Join Zoom Meeting

Join Zoom Meeting

<https://us02web.zoom.us/j/82818236396?pwd=a3ZPdjEyVGllb2d2WGZWL0tYMHNZUT09>

Meeting ID: 828 1823 6396 Password: 034693

Or via telephone number: 1-646-558-8656; Meeting ID: 828 1823 6396 Password: 034693

Technical difficulties contact Town Administrator Scott Kinmond at skinmond@newdurhamnh.us or by phone at 603-556-1516. Assistance with Zoom application please contact Brian Cauler at ndlanduse@newdurhamnh.us or contact Zoning Board.

Note: Town of New Durham offers no security assurances to those connecting via PC to a third-party software and hardware not configured or controlled by our IT Service provider.

AGENDA

- 1. Review and Approval of Minutes of September 10, 2020.**
- 2. Review of Proposed Changes to ZBA Fees**
- 3. Request for Rehearing Case 2020-012 an application submitted by Varney Engineering LLC., on behalf of David and Caren Bonisteel.** They had requested variances to: the following:

Article XIV Section C 1(e): Shorefront Conservation Overlay District Dimensional Requirements. Development with Waterfront Access: All development with water frontage or with rights of access to water frontage shall meet the following requirements: Lot Coverage: Buildings shall not cover more than 15% of the area of a lot. No more than a total of 20% of the lot area, including buildings, shall be covered by impervious surfaces. **Variance granted 4-0-1.**

Article XXI Section C 1: Non-Conforming Buildings, Land or Uses. New Buildings and Structures; Alteration and Expansion of Existing Non-Conforming Uses All non-conforming property may be used for new construction of buildings and/or structures (including septic and leach fields) and any non-conforming building may be altered and expanded provided. They conform to Non-Conforming Setback and height requirements below; and. **Variance not granted 2-2-1.**

Article XXI Section C 2: Non-Conforming Buildings, Land or Uses. New Buildings and Structures; Alteration and Expansion of Existing Non-Conforming Uses All non-conforming property may be used for new construction of buildings and/or structures (including septic and leach fields) and any non-conforming building may be altered and expanded provided. Such expansion does not make any existing lot, structure, or use more non-conforming within the terms of this Ordinance. **Variance not granted 2-2-1**

Article XXI Section G 2 (c): Non-Conforming Buildings, Land or Uses. Non-Conforming Setbacks. Buildings. The total square footage of all buildings shall not exceed more than fifteen (15) percent of the area of a lot. **Variance granted 4-0-1.**

The property is located at Map 119 Lot 038 – 93 Powder Mill Road. If the application is deemed to be complete a Public Hearing may be held.

4. Review of Suggested Changes to Procedural Rules for the Town of New Durham ZBA.

5. Next Meeting: November 10, 2020

6. Adjournment