

December 30, 2022 Site Walk  
Approved February 24, 2023

**ZONING BOARD of ADJUSTMENT**  
**December 30, 2022**  
**Site Walk Map 113 Lot 26&69**

**PRESENT**

Terry Jarvis, Chair  
Linda Callaway, Member  
David Bickford, Member

**ABSENT**

Wendy Andersen, Vice Chair  
Bill Meyer, Member

**ALSO PRESENT**

Will Cardinal, DPW Director/ Road Agent  
Judy Purington, DPW Administrative Assistant  
Tom Varney, Varney Engineering, LLC  
Brian Crowe

**CALL TO ORDER:** Chair Jarvis called the Site Walk for Case #2022-015 to order at 10:42 AM. The ZBA members viewed the location of the property lines on both sides, the planned location of the shed and the property's topography. Easily visible is a year-round brook located on the west side of the property of Map 113 Lot 25. There was no evidence of water running down the eastern side of the property going into the lake.

The proposed shed will be 12 feet wide, 19 feet long and 10 feet tall with the roof. Sheds are normally 8 feet tall. There will also be a set of 4.5-foot wide stairs on the western side of the property.

There will be a retaining wall along the eastern property line which will be 1.5 foot wide by 32 feet long. There will be a 0.5-foot wide and 38 foot long retaining wall on the western side of the property. There will be 4 feet of fencing above the retaining wall on both sides. Across the top of the lot in front of the driveway there will be a 2-foot wide 12 foot long retaining wall. The driveway will be changed so it drains towards the street.

In order to build the shed into the slope it is necessary to excavate approximately 8 feet down. This will leave approximately 2 feet (the roof) visible from the street.

According to Road Agent Cardinal, the New Durham Highway Department is planning to replace 2 catch basins (one on either side of the road) and piping to improve the direction of water flow. This will occur regardless of this proposal being approved.

**Motion:** *To adjourn.* Motion by Ms. Callaway. Seconded by Mr. Bickford. **Motion passed 3-0-0**

Meeting adjourned at 11:34 AM

Respectfully submitted.

Theresa A. Jarvis Chair