



ZONING BOARD OF ADJUSTMENT
NOTICE OF PUBLIC HEARING

The Laconia Zoning Board of Adjustment will meet on **MONDAY, OCTOBER 20, at 7 PM** in the conference room on the second floor of City Hall for the following hearings:

MINUTES: The minutes from the ZBA meeting of September 15, 2014 will be discussed.

CONTINUED HEARINGS:

Application # 2014-0017
Randy Bartlett

MSL # 433-186-51
176 Pleasant St

RG Zone
Variance

The applicant is requesting a variance from Zoning Ordinance section 235-39 (D) in order to erect 6' fencing along a portion of the Gale Street frontage. Per the ordinance fencing is not to exceed 4' in the front yard setback areas.

NEW HEARINGS:

Application # 2014-0020
NH Signs (for Valvoline)

MSL # 227-220-10
1147 Union Ave

C Zone
Variance

The applicant is requesting a variance from Table IV, Table of Sign Regulations, in order to add an additional 11 SF to their existing freestanding sign. The property is currently permitted at 129.27 SF, which would bring the total to 140.27 SF. The maximum allowed on this site is 129.27 SF.

Application # 2014-0025
Doug Dichard

MSL # 456-3-11
59-61 Adams Street

RG Zone
Variance

The applicant is requesting a variance from Zoning Ordinance section 235-35 (B), side setbacks, in order to construct a fire escape which is required for life safety. This will be constructed over the existing roof line, which currently is 7' from the property line, in a zone which requires a 15' side setback. This will infringe no further into the setback than what is currently there.

Application # 2014-0026
Regions First

MSL # 329-232-2
206 Washington St

RS Zone
Variance

The applicant is requesting a variance from Zoning Ordinance section 235-28 in order to allow a two family home in a zone where two family homes are not permitted. They purchased this as a two-family and verified that it was a two-family with the Assessing Department before the purchase. After purchasing it they discovered it was not changed with Zoning and want to bring this into compliance with all City departments.

OTHER BUSINESS: ZBA Rules Approval

From this date until the hearings, the proposed plans and other related materials are available for inspection at the Planning Office, basement of City Hall. Business hours are 8:30 am – 4:30 pm.

NOTE: Any continuation of the Public Hearing or of deliberations on the application will be announced at the Public Hearing. If you require special accommodation in order to attend this meeting, please call the Planning Department at 603-527-1264 within 48 hours of the meeting date.