

**TOWN OF GILMANTON
ZONING BOARD OF ADJUSTMENT
THURSDAY, MAY 20, 2021 – 7 PM
ACADEMY BUILDING, 503 PROVINCE ROAD
zba@gilmantonnh.org**

MEETING AGENDA

OLD BUSINESS

Continued Public Hearing Case #2020-11 Bear Investments LLC, owner, Gary Anderson, applicant: requests a special exception as in the Zoning Ordinance Article IV Table 1, provided in Article IX-B to use the property for Gravel/Fill/Loam/Stone Removal and Treated Soils. Property is 42 acres located at 313 NH Route 106, Map/Lot# 412/022 in the Business zone.

Continued Public Hearing Case # 2021-08 Spaulding, Matt, applicant, Douglas Monson, owner: request a variance from Zoning Ordinance Article IV, Table 2 to increase the volume of a storage building that is located in the road setback. Property is .75 acres located at 502 Crystal Lake Road, Map/Lot# 107-012 in the Rural zone.

NEW BUSINESS

Public Hearing Case # 2021-09 Emmanuel & Miranda Reyes, applicant owners: request a variance from Zoning Ordinance Article IV, Table 2 to subdivide into 2 lots with 1 lot having less than 200' of frontage. Property is 5.92 acres located at 27 Willowgrass Ln., Map/Lot# 414/019 in the Rural zone.

Public Hearing Case # 2021-10 David & Patricia Burl, applicant owners: request a variance from Zoning Ordinance Article VII, Section C-1a to build a SFD on a class 6 road. Property is 40 acres located on Canaan Rd., Map/Lot# 411/015 in the Rural zone.

Public Hearing Case # 2021-11 Bruce Clay, applicant owner: request a variance from Zoning Ordinance Article IV Table 2 to build in the side & road setbacks. Property is .25 acres located on 18 Thistle Rd., Map/Lot# 419/075 in the Rural zone.

OTHER BUSINESS

APPROVAL OF MINUTES – March 18, 2021, & April 15, 2021 meetings

Elizabeth Hackett, Chair

Due to the COVID-19 emergency, the number of members of the public that will be allowed at the meeting may be limited. You, your agent, or counsel may attend in person or electronically; for electronic instructions please go to www.gilmantonnh.org /Zoning Board of Adjustment. You may also state reasons why the request should or should not be granted by making a statement sent by mail or email to the above addresses, for the Board's consideration. The complete application is on file. If you wish to review specific information in the file, send an email request at least three days before the hearing.