



**TOWN OF GILMANTON
ZONING BOARD OF ADJUSTMENT
THURSDAY, APRIL 20, 2023 – 6 PM
ACADEMY BUILDING, 503 PROVINCE ROAD
603-267-6700 ext. 122
www.gilmantonnh.org**

MEETING AGENDA

NEW BUSINESS

Public Hearing Case # 2023-05: Property owners Luke & Donna Powell as trustees of the Powell Revocable Trust are requesting a variance from Article IV, Table 2 to construct a pergola 30' from the front boundary where the setback is 35'. The property is located at 234 Crystal Lake Rd, known as map and lot 110-036 located in the Rural Zone.

Public Hearing Case # 2023-06: Property owner Kelly Brough is requesting a variance from Article IV, Table 2 to construct a garage 4' from the road front boundary where the setback is 35'. The property is located at 122 Potter Rd, known as map and lot 418-027 located in the Rural Zone.

Public Hearing Case # 2023-07: Property owners Michael & Colleen Hussey are requesting a variance from Article IV, Table 2 to construct a garage no closer than 8' from the road front boundary where the setback is 35'. The property is located at 99 Hemlock Dr, known as map and lot 119-213 located in the Residential Lake Zone.

Public Hearing Case # 2023-08: Applicant Thomas W. Varney, PE, on behalf of property owners Andrew & Cheryl Schkuta, are requesting variances from Articles VII:C-1(b), VII:C-1(a), III:L, and IV Table 2 to construct a single family dwelling and retaining wall on a non-conforming lot, having no frontage on a class V road, within the road front and waterfront setbacks. The property is located on Hemlock Dr, known as map and lot 119-162 located in the Residential Lake Zone.

OLD BUSINESS

APPROVAL OF MINUTES – February 16, 2023

Elizabeth Hackett, Chair