

**TOWN OF NORTHWOOD**  
**ZONING BOARD OF ADJUSTMENT**

**AGENDA**

**March 27, 2023**

**6:30 P.M.**

To view this meeting on Live Stream, follow this link:

<https://livestream.com/accounts/28706232/events/8784532/player?width=640&height=360&enableInfoAndActivity=true&defaultDrawer=&autoplay=true&mute=false>

**6:30 Call to Order**

**Minutes:**

2/27/2023

**Continued Case:**

**Case 23-06: Kenneth & Georgianne Elsen, 59 Lower Camp Rd. Map 125; Lot 57.**

Applicants are seeking relief for the demolition of a seasonal dwelling and construction of a new seasonal dwelling within the existing footprint; frontage on two private roads, on an undersized lot of .33 acres, where 2 acres is required:

- A Variance from Article IV.B(1) Type of Frontage. This lot is on a private road.
- A Variance from Article IV.B.(2(b), lot size. (Granted 2/27/23)

**New Cases:**

**Case 23-05: Sharon & Michael Sirois, 8 Lufkin Dr. Map 223; Lot 4.** Applicants seek relief to allow for the construction of a new dwelling within the setbacks:

- A Special Exception from Article VI.A(4)(a), structures within 20 ft. of a wetlands buffer/setback.
- A Variance from Article IV.B(4), structures within 10 feet of the setback, where 20 feet is required.

**Case 23-07: Patrick Blaisdell, C/O Donahue, Tucker & Ciandella, PLLC, First NH Turnpike at Spruce Cove Rd. Map 107; Lot 15-1.** Applicant seeks a Special Exception from Article VII.C(3), Lot Size; lot has 1.039 acres, where 2 acres are required.

**Case 23-08: Kevin Graue & Taylor Curtis, C/O Shaughnessy Raiche, PLLC, 7 Faucher Lane. Map 103; Lot 10.** Applicants seek Special Exception from Article VII.(B)(3)E to allow an upward expansion of a pre-existing, non-conforming structure due to the proposed reconfiguration of the proposed structure.

**Case 23-9: Jessica Torosian, 9 Overlook Road. Map 210; Lot 21.** Applicant seeks a Variance from Article IV.B(4), for a garage within 2.1 feet of the setback, where 20 feet is required.

**CORRESPONDENCE**

**ADJOURNMENT**

The agenda to include any other business that may properly come before the board at this time.