

TOWN OF NORTHWOOD
ZONING BOARD OF ADJUSTMENT

AGENDA
July 24, 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:

6/26/2023

Continued 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 23-15: Loren O'Neil, Upper Camp Road. Map 244 Lot 44. Applicant seeks relief to the following to build a single family residence on a lot that does not meet the lot size:

- A variance from Article IV.B.(2)(b), Lot Size. Lot has 1.8 acres, where 2 acres are required.

Case 23-16: Loren O'Neil, Upper Camp Road. Map 244 Lot 46. Applicant seeks relief to the following to build a single family residence on a lot that does not meet the lot size:

- A variance from Article IV.B.(2)(b), Lot Size. Lot has .67 acres, where 2 acres are required.

New Case:

Case 23-17: Michael Cowan and Maryann McDermott, Kramas Lane. Map 102; Lot 9. Applicants seek relief to the following to build a single family residence, on a private right of way where the lot size, frontage type and length, structure setbacks, and setbacks within the Wetlands Conservation Overlay District have not been met:

- A variance from Article IV.B.(1)(b), Type of Frontage. This lot is on a private road.
- A variance from Article IV.B.(2), Lot Size.
- A variance from Article IV.B.(4), Setbacks.
- A variance from Article IV.B.(1)(c), Length of Frontage.
- A special exception Article VI.A.(4), Setbacks, within the Wetlands Conservation Overlay District.

OTHER/CORRESPONDENCE

Rules of Procedures

ADJOURNMENT

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