Zoning Board of Adjustments

Public Hearing

Meeting: April 21, 2021, 7:00 pm at Camp Morgan Lodge

Board: Gary Carney, acting chair, Andrew Hatch, Ralph Marinaccio, Jack Sheehy.

Visitors: Eric and Wendy Mensh, Norman Cody, Colleen, and Ed Whitney, Don Revane.

RE: To hear review application of Colleen Whitney and continuance for Eric Mensh.

Carney: called the meeting to order at 7:00 pm, asking Eric and Wendy Mensh to address the continuances for granting a variance of 12.5 from the property sideline.

Carney: You are looking for a variance just for the landing and steps, the overhang was existing on the old structure.

Mensh: Yes, it would be nice to have it, I just can’t see it as a problem.

Marinaccio: Went out today to measure, there was nothing to measure to. I second-guessed the corner marker was one of your property markings.

Mensh: It very difficult.

Marinaccio: Has to be marked so we can re-measure perhaps you can run a string.

Carney: 3 steps proposed how far it is from the property line, there is nothing there to show sideline. Mark the corners spray paint or pinout the stoop as well.

Hatch: this is for clarification only, once you go outside the grandfather allowance all bets are off, that is why you are here today.

Hatch: Can the same benefit without a financial burden be achieved. Do you have any other access?

Mensh: Car port-garage has an inside door and there are also sliders in the back.

Carney: Is there anyone here for public input.

Cody: Eric has two steel channels across his property and would like them removed. I have asked for him to remove them before.

A couple of the board members did see them on their site visit.

Mensh: They have been there since I bought the house and I was never asked to remove them and who’s to say they are not from your property and there on mine. If they are mine I will remove them.

Cody: I questioning the permit for the concrete wall.

Carney: That was signed by the Selectmen and we are only here for the stoop and steps on the left of the building.

Hatch: The building permit was submitted without this addition this is how the request was brought to our attention.

Marinaccio: Please re-stake the boundary and mark where the steps and stoop will be installed.

Mensh: When will I hear about your decision? They are working on the siding and would like to move forward.

Marinaccio: Within 30 days.

Marinaccio moved to close the continuance of Mensh, Carney second all voted in favor.

7:16 pm

Carney called to order at 7:19 to review the application of Colleen Whitney asking for a 20’ variance from the road frontage to build a 30 X 24 horse barn.

Hatch: Is the landmarked?

Whitney: yes

Hatch: Were about are you on Halfmoon Pond Road.

Whitney: Mile passed the pond, just after Lovell Mtn.

Carney: Could explain your situation

Whitney: typography has no base and the arousing of the land. It was an old apple orchard that is why the house is where it’s at.

Whitney and Hatch reviewed her drawing to get a better understanding of her request.

Marinaccio: I was not sure how you were anchoring the building but Deb clarified that I will have concrete footing.

Marinaccio: Moved to accept the application as complete and to move to a public hearing on May 26, 2021, 7:00 pm at Camp Morgan, hatch second all voted in favor.

Board reviewed Chasses re-appeal finding page # 4 of the building permit must be re-calculated, explain how he is eliminating the second driveway, and re-submit the building permit due to dramatic changes.

Meeting Adjourned 7:59 pm.

Respectfully submitted

Deborah DeFosse