Zoning Board of Adjustments

Public Meeting

September 1, 2021

Members: Gary Carney, chair, Andrew Hatch, Mark Florence

Visitors: Mr. Neubert, Siri Pilligreno, Atty. Roy Tinsley, Thomas Marshall, Don Revane

Carney moved to approve the July 28, 2021 meeting, Hatch second all voted in favor.

Carney: Nuebert Public Hearing, 2016 Cove Road appealing for a 20’ variance from the road frontage

Neubert: I am requesting a 20’ variance from the road frontage.

The board explained that we all went and looked at the property. Asking to see if there is any public output.

Revane: No objection it will enhance the neighborhood.

Carney: Any questions for the Nuebert’s?

Hatch, Florence: No further questions

Carney: Later on we will deliberate over the appeal and will let you know within 5 business days.

Pelligrino: Public Hearing (Atty. Tinsley)

DeFosse: Read the e-mail from Mr. Mrs. Jubert stating they have no problem with the building plans.

Carney: The board had gone out a couple of times the 35’ from the neighbor shed (Vadney) looks good.

The board discussed the water run-off and making sure your contractor is aware of the issue and would need to be addressed with perimeter drains with a dry well.

Hatch: I visited Sunday and Siri was present and she clarified the roofline and running in four different directions, suggest considering a drip end instead of a dry well.

The board confirmed the structure of 22 X 22’, Atty. Tinsley mentioned that was on the lot years ago, Siri has moved it away from the lake.

Hatch: confirming you need an 11’ from Vadney and 21’ from Jubert.

Florence: Thank you for also applying for 402.4.

Carney moved to close the Public Hearing at 7:14 pm Hatch second announcing that the board will decide within 5 days.

Deliberation Neubert

Hatch moved to approve the 20’ variance from the road frontage, all 5 criteria were met Carney second all voted in favor 3-0. No conditions.

Florence moved to grant Pelligrino the 11’ variance from Vadney and 21’ from Jubert. Along with 402.4 abandon non-conforming use. Carney second all voted in favor 3-0. Conditions of perimeter drainage around the house, dry well.

DeFosse expressed to the board that Wayne Chasse phoned stating the neighbor shed has been taken down.

The board asked for DeFosse to call Chasse to ask him to re-stake and they will be out to revisit with the new board member.

The board reviewed the new appeal application that Florence updated to the current laws, after review Florence asked to send the application for review to Matt Serge, (town Atty. for review).

Meeting adjourned 8:22 pm

Respectfully submitted

Deborah DeFosse