



ZONING BOARD OF ADJUSTMENT
NOTICE OF PUBLIC HEARING

The Laconia Zoning Board of Adjustment will meet on **MONDAY, AUGUST 17, 2009** at **7:00 p.m.**, in the conference room on the second floor of City Hall for the following hearings:

HEARING: (held over from meeting of July 20)

Application # 2009-00031	MSL # 10-153-4	RRII Zone
D. & J. LaFond	1393 Meredith Center Rd	Area Variance

The applicant is seeking a Use Variance from 235-35 (A) in order to erect a storage shed. The property has 2 frontages; the frontage in this Zone is 75’.

HEARING: (continued from meeting of July 20)

Application # 2009-00030	MSL # 130-234-001	SFR Zone
Akwa Waterfront LLC	Scenic Road	Area Variance

The applicant is requesting an Area Variance from 235-37, Building Height, in order to allow the building height to exceed the 35’ which is allowed in the zone.

NEW HEARINGS:

Application # 2009-00033	MSL # 371-152-52	RG Zone
D. Ohanian	123 Mechanic St	Area Variance

The applicant is requesting an Area Variance from 235-33, Residential Unit Density, in order to change a one family residence to a two family. The lot size is .19 acres.

Application # 2009-00034	MSL # 403-317-38	RS Zone
J. Babin	24 Birchwood Way	Area Variance

The applicant is requesting an Area Variance from 235-35 (B) in order to construct a deck with a ramp for emergency use. The ramp will extend approximately 4 ft into the 10 ft side setback.

Application # 2009-00035	MSL # 187-72-2	RS Zone
Gunstock Brook Construction	549 & 561 Endicott St E	Use Variance

The applicant is requesting a Use Variance from 235-41 (H) in order to allow 2 lots to have beach rights.

Application # 2009-00036
Giannuzio/Rice

MSL # 17-155-2
2635 Parade Rd

RRI/RRII
Amendment to
Special Exception

The applicant is requesting an Amendment to the approved Special Exception from 235-26, Uses Permitted by Right, in order to allow people other than the City of Laconia to use their composting operation.

Application # 2009-00037
B. J. Otten

MSL # 215-266-13
95 Prescott Avenue

CR Zone
Area Variance

The applicant is requesting an Area Variance from 235-35 (A) & (B) in order to reconstruct a house. The proposal makes the structure more conforming and resolves encroachments over the property line.

NEW BUSINESS:

OLD BUSINESS:

OTHER BUSINESS:

MINUTES: The minutes from the ZBA meetings of June 15 and July 20 will be reviewed.

From this date until the hearings, the proposed plans and other related materials are available for inspection at the Planning Office, basement of City Hall. Business hours are 8:30 am – 4:30 pm.

NOTE: Any continuation of the Public Hearing or of deliberations on the application will be announced at the Public Hearing. If you require special accommodation in order to attend this meeting, please call the Planning Department at 527-1264 within 48 hours of the meeting date.