

**Hanover Zoning Board of Adjustment
June 26, 2008
Municipal Building 7:00 pm**

Members: Ruth Lappin, Carolyn Radisch, M.O. Clement, Arthur Gardiner, H. Bernard Waugh, Jr., Gert Assmus

Staff: Denise Shibles, Judith Brotman

Others: see attached sign-in sheet

Zoning Board Chair Arthur Gardiner called the meeting to order at 7:03 pm. The deliberation meeting will be held Thursday, July 3, 2008 at 7:00 pm, in the Boardroom of the Municipal Building. The following agenda items were then heard.

- 1. Continuation of Case #05095-Z2008-07: Frank J. Barrett, Jr., as Agent for David and Jill Polli, property owners of record, is requesting a Variance under Article X, Section 1006, "Variance," pursuant to Section 803, "Change of Non-Conforming Structures", to demolish a non-conforming structure and build a larger structure. The property is located at 272 Hanover Center Road, Tax Map 5, Lot 95, in the "RR" Rural Residence zoning district.**

Lappin, Clement, Assmus, Gardiner, and Waugh were seated.

The applicant did not make an appearance and no one else spoke in Phase I.

Ben Steele spoke in opposition to the request in Phase II.

No one else spoke in favor of, or in opposition to, the request in Phase III.

Case No. Z2008-07 was closed.

- 2. Case #34024/027-Z2008-16: Joanna Jackson and Winifred Stearns are appealing a decision of the Planning Board, under RSA 676:5, pursuant to Article X, Section 1005, "Board of Adjustment", and Section 1006 "Variance", of the Hanover Zoning Ordinance to allow as-built placement of two transformers and a retaining wall on a residential lot without Zoning Board approval of a modification to a Variance granted in 2003. The decision being appealed is contained a Planning Board Notice of Action dated May 6, 2008. The properties are located at 4 Dorrance Place, Tax Map 34, Lot 27 in the "SR-2" Single Residence zoning district and at 68 South Main Street, Tax Map 34, Lot 24 in the "D-1" and "D-2" Downtown zoning district.**

Lappin, Assmus, Gardiner, Waugh, and Radisch were seated.

Carolyn Radisch, Clerk, read the Notice of Public Hearing.

Joanna Jackson & Winifred Stearns presented the case in Phase I.

Larry Kelly & John Caulo, representing Dartmouth College, spoke in opposition in Phase II.

Winifred Stearns spoke in rebuttal in Phase III.

No one else spoke in favor of, or in opposition to, the request.

Case No. Z2008-16 was closed.

- 3. Case #23016-Z2008-15: Core States Engineering, as Agent for Polaris Properties LLC, property owner of record, is requesting a Variance under Article X, Section 1006, "Variance," pursuant to Section 317.3D, "Signs", to allow a free-standing sign on a property that lacks open land in the setback. The property is located at 73 South Main Street, Tax Map 23, Lot 16, in the "D-1" Downtown zoning district.**

Clement, Assmus, Gardiner, Waugh, and Radisch were seated. Lappin retired from the meeting.

Carolyn Radisch, Clerk, read the Notice of Public Hearing.

Robert Schuler, of Irving Oil, presented the application in Phase I.

No spoke in favor of, or in opposition to, the request in Phases II-IV.

Case Z2008-15 was closed.

- 4. Adjournment:** The meeting adjourned at 10:06pm.

Respectfully submitted,

Denise D. Shibles
Recording Secretary