

**HANOVER ZONING BOARD OF ADJUSTMENT**  
**November 29, 2007**  
**Board Room, Municipal Building-7:00 pm**

In Attendance:

**Members:** Ruth Lappin, Bill Dietrich, Carolyn Radisch

**Staff:** Judith Brotman

**Others:** See attached sheet

Ruth Lappin, Acting Chair, called the meeting to order at 7:00 pm. The deliberation meeting will be held Monday, December 10, 2007 in the Board Room of the Municipal Building as 7:00 pm. The following agenda items were then heard.

**Case # 09095-Z2007-27/28/29:** Frank Barrett, Agent for David & Jill Polli, property owners of record, requests the following for the property located at 272 Hanover Center Road, Tax Map 5, Lot 95, in the "RR" Rural Residence zoning district: **(27)** A Variance under Article X, Section 1006, "Variance," pursuant to Article II, Section 204.7, "Rural Residence", to demolish and rebuild a single family dwelling within the required setbacks and, pursuant to Article VIII, Section 803, "Change of Non Conforming Structures", to replace an existing non conforming, deficient house with a house with increased volume; **(28)** A Wetlands Special Exception under Article VII, Section 702, "Wetland and Water Body Protection," to construct a new residence, reconfigure as existing drainage trench, and allow grading and landscaping work within a wetland setback; and **(29)** A Wetlands Special Exception under Article VII, Section 702, "Wetland and Water Body Protection," to construct a leach field and associated wastewater disposal system within a wetland setback. **The Agent asked to reschedule this case to January.**

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

**Dietrich moved to continue this case to January 24, 2008. Radisch Seconded. All voted unanimously in favor of this.**

**Case #34082-Z2007-30:** Elizabeth Croy and Theodore Thompson are requesting a Variance under Article X, Section 1006, "Variance," pursuant to Article II, Section 204.2, "Residence and Office", and Section 210.1L, "Accessory Dwelling Unit", to allow the unrestricted use of a fifth accessory dwelling unit on a property which is non-conforming with respect to lot size. The property is located at 44 Lebanon Street, Tax Map 34, Lot 82, in the "RO" Single Residence zoning district.

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

Elizabeth Croy, Theodore Thompson, and Ann Thompson presented the application.

No one spoke in Phases II, III, or IV.

Case #24082-Z2007-30 was closed.

**Other Business:** The next ZBA meeting will be January 24, 2008.

**Adjournment:** Meeting adjourned at 7:50 pm.

Respectfully submitted,  
Erin Hammond, Recording Secretary