

AGENDA

1. PUBLIC HEARINGS: The Board will hold public hearings in the following cases:

CASE #33043-Z2023-04 - Raven Bay Associates, LLC is requesting a Variance under Article II, Section 208, from Sections 715.3.D and 715.1.C of the Hanover Zoning Ordinance, to place a free-standing directory sign on an adjoining lot on 9 Allen Street, Tax Map 33, Lot 43 in the “D” zoning district.

CASE #27028-Z2023-06 – Sean Sweeney, Agent for Brian J. and Cheryl A. Francis Trust is requesting a Variance under Sections 1102 and 209(F) for construction of a single-family home, including the placement of fill and the excavation of a flood mitigation area in a flood plain at 153 Greensboro Road, Tax Map 27, Lot 028 in the SR-2 zoning district.

CASE #27028-Z2023-07 - Sean Sweeney, Agent for Brian J. and Cheryl A. Francis Trust is requesting a Wetlands special exception under Article XI, Section 1102, “Flood plain protection”, and Section 1103, “Wetland, waterbody, and intermittent stream protection” for excavation and fill, and construction of driveway in a wetlands buffer at 153 Greensboro Road, Tax Map 27, Lot 028 in the SR-2 zoning district.

2. APPROVE MINUTES

3. OTHER BUSINESS

4. ADJOURN

Access to this meeting via Zoom: <https://zoom.us/j/921315070>

Meeting ID: 921 315 070

Telephone access: 1 646 876 9923

Type in Webinar ID: 921 315 070#

Press # a second time (it will ask for another, id, please ignore this)

For assistance with any problems joining the call dial: 603 640-3212

Case files are available at <https://hanovernh.org/zoning-board-adjustment/events/64956>

TOWN OF HANOVER
ZONING BOARD OF ADJUSTMENT
NOTICE OF PUBLIC HEARING
3/23/23 AT 7:00 p.m.
Town Hall Boardroom
41 S. Main St.
& via Zoom

Z2023-04 Variance - Raven Bay Associates, LLC for free-standing sign on an adjoining lot at 9 Allen St.

Z2023-06 Variance - Brian J. and Cheryl A. Francis Trust for a residence and site work in the Flood Plain at 153 Greensboro Road.

Z2023-07 Wetlands Special Exception - Brian J. and Cheryl A. Francis Trust for site work and driveway in a buffer at 153 Greensboro Road.

The requests will be considered under any sections of the Ordinance found upon testimony to be applicable to the proposed action.

Case files are available at <https://hanovernh.org/zoning-board-adjustment/events/64956>

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TOWN OF HANOVER
ZONING BOARD OF ADJUSTMENT
NOTICE OF PUBLIC HEARING
3/30/23 AT 7:00 p.m.
Town Hall Boardroom
41 S. Main St.
& via Zoom

Z2023-05 Special Exception – Hanover Improvement Society, for a valve house for snowmaking at 59 Oak Hill Dr.

The requests will be considered under any sections of the Ordinance found upon testimony to be applicable to the proposed action.

Case files are available at <https://hanovernh.org/zoning-board-adjustment/events/64956>

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TOWN of HANOVER

Planning, Zoning & Codes
PO Box 483 (603) 640-3213
Hanover, NH 03755

ZONING BOARD OF ADJUSTMENT

March 30, 2023 at 7:00 PM

TOWN HALL BOARDROOM, 41 S MAIN ST
& via Zoom

AGENDA

1. PUBLIC HEARING: The Board will hold a public hearing in the following case:

CASE #04007-Z2023-05, Friends of Oak Hill, LLC, Agent for Hanover Improvement Society is requesting a Special Exception under Section 207 "Special Exception" to construct a "Structure Associated with Outdoor Recreation" pursuant to Section 405.10.B.9 for use as a valve house to distribute water for snowmaking on XC ski trails at 59 Oak Hill Drive, Tax Map 04, Lot 007 in the "F" zoning district.

2. DELIBERATIONS: The Board will hold deliberations in the following cases:

CASE #33043-Z2023-04 - Raven Bay Associates, LLC is requesting a Variance under Article II, Section 208, from Sections 715.3.D and 715.1.C of the Hanover Zoning Ordinance, to place a free-standing directory sign on an adjoining lot on 9 Allen Street, Tax Map 33, Lot 43 in the "D" zoning district.

CASE #27028-Z2023-06 – Sean Sweeney, Agent for Brian J. and Cheryl A. Francis Trust is requesting a Variance under Sections 1102 and 209(F) for construction of a single-family home, including the placement of fill and the excavation of a flood mitigation area in a flood plain at 153 Greensboro Road, Tax Map 27, Lot 028 in the SR-2 zoning district.

CASE #27028-Z2023-07 - Sean Sweeney, Agent for Brian J. and Cheryl A. Francis Trust is requesting a Wetlands special exception under Article XI, Section 1102, "Flood plain protection", and Section 1103, "Wetland, waterbody, and intermittent stream protection" for excavation and fill, and construction of driveway in a wetlands buffer at 153 Greensboro Road, Tax Map 27, Lot 028 in the SR-2 zoning district.

3. APPROVE MINUTES

4. OTHER BUSINESS

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