



# ZONING BOARD OF ADJUSTMENT BELMONT, N.H.

## MEETING

WEDNESDAY, APRIL 26, 2017 6:00 P.M.  
Belmont Corner Meeting House (downstairs)  
16 Sargent Street

## AGENDA

1. **Abutters' Hearing – Jeff & Sharon Dietrich for Sunset Beach Association:** Request for Special Exceptions of:
  - A. Article 4 of the Wetland Ordinance to construct a 2 story single family detached condominium dwelling closer (25') to the highwater mark than allowed (50') but not closer than the preexisting nonconforming structure. ZBA # 0617Z
  - B. Article 8.B.9.f of the Zoning Ordinance to construct a 2 story single family detached condominium dwelling closer (21') from the abutting single story, single family detached condominium dwelling than allowed (30') but not closer than the preexisting nonconforming structure. ZBA # 0717Z
  - C. Article 5 Table 2 of Zoning Ordinance to construct a 2 story single family detached condominium dwelling closer (15') to the southwesterly property line than allowed (25') but not closer than the preexisting nonconforming structure. ZBA # 0817ZProperty is located at 84 Sunset Drive #6 in an "RS" Zone, Tax Lot 107-150-000-006.
2. **Abutters' Hearing - Northland Group LLC:** Request for a Special Exception of:
  - A. Article 5 Table 1 and Article 13.F.1 of the Zoning Ordinance to add a single family dwelling in the Commercial Zone (managers apartment for a proposed self-storage use). ZBA # 0917
  - B. Article 5 Table 1 of the Zoning Ordinance to allow a Contractor's Yard in the Commercial Zone (excavating contractor). ZBA # 1017ZProperty is located at 73 Daniel Webster Highway, Tax Lot 201-029.
3. **Abutters' Hearing – Vault Motor Storage:** Request for a Variance of Article 5 Table 1 of the Zoning Ordinance to add a single family dwelling in the Industrial Zone (manager's apartment for a proposed storage facility). Property is located on Higgins Drive, Tax Lot 241-008, ZBA # 1117Z.
4. Other Business.
  - A. Approval of minutes – 3/22/17
  - B. Staff Report.
  - C. New Business.

Peter Harris  
Chairman

This is a public meeting and interested parties are encouraged to attend. Applications on file in the Land Use Office.