



City of Laconia
Zoning Board of Adjustment
TUESDAY, July 20, 2021 - 6:30 PM
City Hall in the Armand A. Bolduc City Council Chamber

1. CALL TO ORDER
2. ROLL CALL
3. RECORDING SECRETARY
4. STAFF IN ATTENDANCE
5. ACCEPTANCE OF MINUTES FROM PREVIOUS MEETINGS
 - 5.I. June 15 2021 Zoning Board Of Adjustment Meeting Minutes (PDF)

Documents:

[JUNE 15 2021 ZBA MEETING MINUTES.PDF](#)

- 5.II. June 30 2021 Zoning Board Of Adjustment Special Meeting Minutes (PDF)

Documents:

[JUNE 30 2021 ZBA SPECIAL MEETING MINUTES.PDF](#)

6. EXTENSIONS
7. CONTINUED PUBLIC HEARINGS, CONSIDERATION AND POSSIBLE VOTE Note: The Purpose Of This Agenda Section Is For The Board To Continue The Public Hearing For The Applicant And The Public To Provide Input. The Board May Also Deliberate The Application, Decide And Conduct A Final Vote At This Time.

- 7.I. ZO2021-0005VAR 57 Eastman Rd Variance Application (PDF)

Application ZO2021-0005VAR. Applicant is requesting a Variance from Article VI Section 235-35(A) to allow the construction of an 11' x16' living space over an existing 11' x 16' deck. Existing deck encroaches approximately 10' into the front setback area.

Documents:

[ZO2021-0005VAR 57 EASTMAN RD UPDATED APPLICATION.PDF](#)

- 7.II. ZO2021-0018SE 33 Clearwater Place Special Exception Application (PDF)

Application ZO2021-0018SE Applicant requests a Special Exception per Article VII Section 235-70(2) to allow Short Term Lodging.

Documents:

[ZO2021-0018SE 33 CLEARWATER PLACE SPECIAL EXCEPTION APPLICATION.PDF](#)

8. PUBLIC HEARINGS, POSSIBLE CONSIDERATION AND VOTE Note: The Purpose Of This Agenda Section Is For The Board To Have A Presentation From The Applicant And Open A Public Hearing For The Public To Provide Input. The Board May Also Deliberate The Application, Decide And Conduct A Final Vote At This Time.

- 8.I. ZO2021-0030VAR 978 Weirs Blvd Unit 4 Variance Application (PDF)
Application ZO2021-0030VAR. Applicant is requesting a variance from Article VI Section 235-35B rear setbacks to allow the expansion of the existing deck to match other units.

Documents:

[ZO2021-0030VAR 978 WEIRS BLVD UNIT 4 APPLICATION.PDF](#)

- 8.II. ZO2021-0031VAR 196 Paugus Park Rd Variance Application (PDF)
Application ZO2021-0031VAR. Applicant is requesting a variance from Article VI Section 235-35(A) Front setback to allow for the replacement of a nonconforming residential structure with a more conforming residential structure with attached garage and a deck a portion of which will be in the front setback.

Documents:

[ZO2021-0031VAR 196 PAUGUS PARK RD APPLICATION.PDF](#)
[196 PAUGUS PARK PROPOSED IMPROVEMENTS PLAN.PDF](#)
[196 PAUGUS PARK EXISTING CONDITIONS PLAN.PDF](#)

- 8.III. ZO2021-0034VAR 6 Maple St Variance Application (PDF)
Application ZO2021-0034VAR. Applicant is requesting a variance from Article VI Section 235-33 Maximum residential unit density to allow for conversion of residence to a five unit multifamily residence.

Documents:

[ZO2021-0034VAR 6 MAPLE ST APPLICATION.PDF](#)

- 8.IV. ZO2021-0035VAR 88 Leighton Ave N Variance Application (PDF)
Application ZO2021-0035VAR. Applicant is requesting a variance from Article VI Section 235-35(A) Front setback; Article VI Section 235 (B) Side and rear setbacks; and Article VI Section 235-36 Green Space to allow for the removal of an existing non-conforming single family residence and garage and the construction of a new more nearly conforming single family residence and shed.

Documents:

[ZO2021-0035 88 LIEGHTON AVE PLAN SET.PDF](#)
[ZO2021-0035 88 LEIGHTON AVE N APPLICATION.PDF](#)

8.V. ZO2021-0037VAR Endicott St East Variance Application (PDF)

Application ZO2021-0037VAR. Applicant is requesting a variance from Article VII Section 235-40 (B)(6)(g) Cluster Development to allow for the construction of a residential cluster development with some portions of the existing road layouts encroaching into the perimeter buffer of the development.

Documents:

[ZO2021-0037VAR ENDICOTT ST E APPLICATION.PDF](#)

8.VI. ZO2021-0038VAR Endicott St East Variance Application (PDF)

Application ZO2021-0038VAR. Applicant is requesting a variance from Article VII Section 235-40 (B)(6)(h)[1] Cluster Development to allow for the construction of a residential cluster development with some units within the ten foot setback from the perimeter buffer.

Documents:

[ZO2021-0038VAR ENDICOTT ST E APPLICATION.PDF](#)

9. OTHER BUSINESS

10. ADJOURNMENT

This meeting facility is ADA accessible. Any person with a disability who wishes to attend this public meeting and needs additional accommodations, please contact the department at (603) 527-1264 at least 72 hours in advance so necessary arrangements can be made.