



# ZONING BOARD OF ADJUSTMENT

Town of Greenland · Greenland, NH 03840

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## AGENDA – ZONING BOARD OF ADJUSTMENT

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Tuesday, May 15, 2018 – 7:00 p.m. – Town Hall Conference Room

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1. 179 Post Road - Continued from Tuesday, April 17, 2018
2. 38 Cherry Hill Drive - U7, 10CJ; Residential Zone with Aquifer Protection Overlay  
Equitable Waiver of Dimensional Requirements  
Owner/Applicant: Dorado Investments  
The owner/applicant is requesting an Equitable Waiver of Dimensional Requirements for a structure built 34.30' from the neighboring unit. Section 19.3, Item 'O' of the Greenland Zoning Ordinance requires a minimum distance of 35' between units.
3. 57 McShane Avenue – U9, 33; Residential Zone  
Appeal from an Administrative Decision, Request for a Variance  
Owner/Applicant: Jenifer Campbell  
The owner/applicant is seeking an Appeal from an Administrative Decision due to the determination that the construction of a septic system is considered a structure, and therefore, not allowed in the wetland setbacks under Article 18, Section 18.7.2 of the Greenland Zoning Ordinance. Four Variances have been requested for relief from Article 18, Section 18.7.2 of the Greenland Zoning Ordinance: (1) encroachment of the proposed septic system into the 75' wetland setback, to be located 40.1' from the delineated edge of wetland setback; (2) to allow a 36"x48" landing and steps to be located within the 75' inland wetland setback; (3) to allow a 36"x36" proposed landing and steps to be located within the 75' wetland setback; and (4) to allow a 4'x6"x10' (45 sq. ft. +/-) proposed covered entrance and steps, to be located on the northerly side of the proposed 650 sq. ft. building addition to be located within the 100' tidal wetland setback.
4. Approval of Minutes
5. Review of ZBA Guidelines
6. Other Business
7. Adjournment

In accordance with RSA 676:7, if the Board of Adjustment finds that it cannot conclude the public hearing within the time available, it may vote to continue the hearing to a specified time and place with no additional notice required. Note: The Agenda and the order of the Agenda are subject to change at the discretion of the Zoning Board of Adjustment.