



ZONING BOARD of ADJUSTMENT

Town of Hollis

Seven Monument Square
Hollis, New Hampshire 03049
Tel. 465-2209 FAX 465-3701

NOTICE OF HEARING

The Hollis Zoning Board of Adjustment will meet Thursday, May 28, 2020 at 7:00 P.M. **Please note that there is no physical location for this meeting and the Community Room at the Hollis Town Hall will be closed to the public.**

Due to the Coronavirus crisis and in accordance with Governor Sununu's Emergency Order #12 pursuant to Executive Order 2020-04, the Zoning Board of Adjustments is using the Zoom platform to conduct this meeting electronically. The public is encouraged to listen and/or participate via Zoom.

Click [HERE](#) for instructions on how to access the meeting via Zoom. The meeting will also be available for viewing via Town Hall Streams. https://townhallstreams.com/towns/hollis_nh.

The sign-in information for this Zoom meeting is as follows:

To join the meeting via zoom you can click link below:

<https://us02web.zoom.us/j/87052527083?pwd=KzFuMCtzYU9lcUhhbzBKWXh4RmpnQT09>

Meeting ID: 870 5252 7083

Password: 594668

Dial by phone: 1-312-626-6799 or 1-929-205-6099

If you need additional assistance, please call 603-465-2209 ext. 150. In the event of significant technical difficulties resulting in the public being unable to access the meeting, the ZBA will continue the meeting and reschedule it to a later date to be announced.

NOTE: if you would like to submit written information prior to the meeting regarding the following matters, the submission must be received no later than Friday May 22, 2020 by 3:00pm to be considered as testimony.

MEMBERS OF ZONING BOARD OF ADJUSTMENT: Brian Major, Chairman; Jim Belanger, Vice Chairman; Regular Members – Cindy Robbins-Tsao, Rick MacMillan and Drew Mason; Alternate Members – Kat McGhee, Bill Moseley, Meredith West and Stan Swerchesky.

Case ZBA 2020-003

The application was tabled on April 23, 2020 and continued to May 28, 2020. - The application of Raymond Lorden, property owner, for a Variance to Section XII Nonconforming Uses, Structures and Lots, Paragraph A.3, Nonconforming Uses, Alterations of the Zoning Ordinance to permit the expansion of a non-conforming use of 5 single family dwelling units on a single lot to six single family dwelling units. (1 single or 1 two family dwelling is permitted), located at 11 Federal Hill Rd., Map 059, Lot 024 in the Recreational Zone.

Case ZBA 2020-004

The application was tabled on April 23, 2020 and continued to May 28, 2020 - The application of Raymond Lorden, property owner, for a Variance to Section XF Recreational Zone, Paragraph 3a Minimum Lot Area, of the Zoning Ordinance to allow a lot area of .82 per dwelling unit where .98 per dwelling unit exists and 2 acres per dwelling unit is required, located at 11 Federal Hill Rd., Map 059, Lot 024 in the Recreational Zone.

Case ZBA 2020-005

The application was tabled on April 23, 2020 and continued to May 28, 2020 - The application of Raymond Lorden, property owner, for a Variance to Section IX General Provisions, Paragraph J, Number of Residential Units which may be constructed on

a lot, of the Zoning Ordinance to construct a single family home on a lot where 5 dwelling units currently exist, located at 11 Federal Hill Rd., Map 059, Lot 024 in the Recreational Zone.

Case ZBA 2020-007

The application of John Halvatzes, property owner, for a Variance to Section XG, Residential/Agricultural Zone, Paragraph G4, Minimum Frontage on a Public Road , to construct a single family home on a lot with 128.51 feet of frontage (required 200 feet), located on Broad St., Map 026, Lot 048, in the Residential/Agricultural Zone.

Case ZBA 2020-008

Application of Katherine Kinnane for an Appeal from an Administrative Decision, for the determination made by the building inspector that a complaint located at 262 South Merrimack Rd. concerning a fence was a civil matter and not enforceable by the Town of Hollis. (CODE2020-007) property owned by Mark & Cindy Tucker, Map 047, Lot 028, in the Residential/Agricultural Zone.

Other Business

Review of Minutes

April 23, 2020

Donna Lee Setaro, Building and Land Use Coordinator
Hollis Zoning Board of Adjustment