



**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, April 22, 2021 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.*

**NOTE: if you would like to submit written information prior to the meeting regarding the following matter, the submission must be received no later than April 20, 2021 by 3:00pm to be considered as testimony.**

The meeting will also be available for viewing via Town Hall Streams. [https://townhallstreams.com/towns/hollis\\_nh](https://townhallstreams.com/towns/hollis_nh).

Join Zoom Meeting

<https://us02web.zoom.us/j/88619165311?pwd=dVZYbDZsQ3E0KzRsWEZyY25UY2hkUT09>

Meeting ID: 886 1916 5311

Passcode: 380749

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

**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.

**Election of Officers**

**Determination of Regional Impact**

**ZBA2021-005**

The application of Raisanen Homes Elite, property owner, for a Special Exception to Section IX, General Provisions, Paragraph K, Accessory Dwelling Units of the Zoning Ordinance to construct a 784 square foot Accessory Dwelling Unit, located at 48 Keyes Hill Rd., Map 029, Lot 001-009 in the Rural Lands Zone.

**This portion of the meeting in Not open for Public Comment.**

**Case ZBA 2021-003**

Further discussion of the Deliberative Session on April 6, 2021. The application of John Halvatzes, Jr., for a Variance to Section XG, Zoning District, Paragraph 4.b, Minimum Frontage on a public road of the Zoning Ordinance to permit the construction of a Single Family Home with 128.51 feet of frontage (required 200 feet) located on Broad Street (Map 026, Lot 048) in the Residential/Agricultural Zone.

**ZBA2018-025 and ZBA2018-026**

Pursuant to the Remand Order of the Hillsborough County Superior Court dated November 20, 2020 in the matter of *John Halvatzes, Trustee vs. Town of Hollis, et. al., Superior Court No. 2019-CV-00228* for the purpose of explaining its findings as to each element for both variances, property located on Broad St., Map 026, Lot 048 in the Residential Agricultural Zone.

**Other Business**

**Review of Minutes**

March 25, 2021

April 6, 2021

Donna Lee Setaro, Building and Land Use Coordinator