



TOWN OF HUDSON

Zoning Board of Adjustment

Charlie Brackett, Chairman Marilyn E. McGrath, Selectmen Liaison

12 School Street • Hudson, New Hampshire 03051 • Tel: 603-886-6008 • Fax: 603-594-1142

MEETING AGENDA – August 27, 2020

COVID-19 Meeting Procedure

In response to the NH State of Emergency Order #12 Pursuant to Executive Order 2020-04 regarding COVID-19, The Hudson Zoning Board of Adjustment will conduct a virtual and public meeting & hearings electronically by remote video & conference call and physically at the Community Center, 12 Lions Ave, Hudson on Thursday, August 27, 2020, at 7:00 PM. Written comments can be sent in advance either by: 1) Email to bbuttrick@hudsonnh.gov prior to 5:00 pm, August 27, 2020; or 2) Mail by August 24, 2020 to ZBA, c/o Bruce Buttrick, Hudson Town Hall, 12 School St., Hudson, NH 03051. For the public to participate and comment, please follow the instructions on the town website: <https://www.hudsonnh.gov/bc-zba/page/public-hearing-process> or call (603) 886-6008 prior to the date of the meeting. Applications on the agenda may be viewed online at: <https://www.hudsonnh.gov/bc-zba> (click: View Agendas, Minutes, Packets & Videos). The meeting will be streamed live on Hudson Community Television, Cable Channel 22 or online at: <http://hudsonctv.com/CablecastPublicSite/watch/2?channel=3>.

- I. CALL TO ORDER**
- II. PLEDGE OF ALLEGIANCE**
- III. PUBLIC HEARINGS OF SCHEDULED APPLICATIONS BEFORE THE BOARD:**

1. Case 163-024 (08-27-20): Andrew Worcester, 7 Teloian Dr., Hudson NH, requests a Variance to allow a driveway to a garage with an encroachment of 9.0 ft. into the side yard setback leaving 6.0 ft. where 15 feet is required. [Map 163, Lot 024-000; Zoned General One (G-1); HZO Article II, §334-6, Terminology, Definition; Building Setback; HZO Article VII, §334-27, Table of Minimum Dimensional Requirements].
2. Case 246-002 (08-27-20): John and Frederick Sullivan, 53 River Rd., Hudson NH, requests a Variance to allow a newly installed 8' x 12' shed to remain in the front yard setback 22'-10" where 50'-0" setback is required. [Map 246, Lot 002-000; Zoned Residential Two (R-2); HZO Article VII, Dimensional Requirements, §334-27, Table of Minimum Dimensional Requirements and §334-27.1 C, General requirements].
3. Case 175-019 (08-27-20): Joshua P. Lanzetta, Esq. of Bruton & Berube, PLLC., 601 Central Ave., Dover NH representing Christopher & Christine Floyd and Rene Joyal, 78 Highland St., Hudson, NH, requests an Appeal From An Administrative Decision of a Notice of Violation and Cease & Desist Order dated May 18, 2020 citing violation of the 2009 variance granted by the ZBA and 10 specific violations of the Hudson Zoning Ordinance. [Map 175, Lot 019-000; Zoned Town Residence (TR); HZO Article XV, Enforcement and Miscellaneous Provisions, §334-81, Appeals].

- IV. REQUEST FOR REHEARING:** None
- V. PUBLIC HEARING – ByLaws amendment (2nd reading)**
- VI. REVIEW OF MINUTES:** 8/13/20
- VII. OTHER**

Bruce Buttrick
Zoning Administrator