



TOWN OF HUDSON

Zoning Board of Adjustment



Gary M. Daddario, Chairman

Dillon Dumont, Selectmen Liaison

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MEETING AGENDA – March 28, 2024

The Hudson Zoning Board of Adjustment will hold a meeting on Thursday, **March 28, 2024**, at **7:00 PM** in the Community Development Paul Buxton Meeting Room in the basement of Hudson Town Hall, 12 School St., Hudson, NH (please enter by ramp entrance at right side).

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ATTENDANCE

IV. PUBLIC HEARINGS OF SCHEDULED APPLICATIONS BEFORE THE BOARD:

DEFERRED/CONTINUED HEARING:

1. **Case 166-031-001 (03-28-24) (Continued from 02-22-24):** Gregory McAdams, **7 St John Street, Hudson, NH** [Map 166, Lot 031, Sublot 001; Zoned Town Residence (TR)] requests a Home Occupation Special Exception to operate a seasonal party rental home business office as permitted by special exception only with business equipment storage in the garage and outside parking of trailers within the required setbacks from the side lot line. [HZO Article V: Permitted Uses; §334-22, Table of Permitted Accessory Uses and HZO Article VI: Special Exceptions; §334-24, Home Occupations.]

NEW HEARINGS:

2. **Case 190-162 (03-28-24):** Orrin & Laura Clegg, Trustees of the Clegg Family Revocable Living Trust of **16 Oak Ave., Hudson, NH** [Map 190, Lot 162, Sublot 000; Zoned Town Residence (TR)] requests a Variance for the construction of a proposed 16 ft. x 30 ft. addition on an existing nonconforming single family structure (side yard & front setback encroachments) where a nonconforming structure may not be altered or expanded, except by variance. [HZO Article VIII: Nonconforming Uses, Structures and Lots; §334-31 A., Alteration and expansion of nonconforming structures.]
3. **Case 168-038 (03-28-24):** Thomas O’Dowd and Tammy Jordan, **11 Jackson Dr., Hudson, NH** [Map 168, Lot 038, Sublot-000; Zoned Residential-Two (R-2)] requests an Equitable Waiver of Dimensional Requirement to allow an 8 ft. x 12 ft. shed to remain in its current location which encroaches approx. 5 feet into the side yard setback leaving approx. 10 feet where 15 feet is required. [HZO Article VII: Dimensional Requirements; §334-27, Table of Minimum Dimensional Requirements and NH RSA 674:33-a.II.]

V. REQUEST FOR REHEARING: None

VI. REVIEW OF MINUTES:

02/22/2024 draft Meeting Minutes

03/02/2024 edited draft Site Walk Minutes

VII. OTHER:

- ZBA (overflow) Meeting- Please reserve **April 11, 2024, 7:00 PM** on your calendar.
- **SAVE THE DATE: Saturday, May 11, 2024 from 8:45 AM to 3:30 PM** for the 2024 NH Office of Planning and Development’s Spring 2024 Planning and Zoning conference. The cost is free. Registration Opens: April 1, 2024. Please note that this year’s conference will be held virtually (online). There will be three tracks including Planning Board, Zoning Board of Adjustment, and Historic Preservation & Housing. Each session will be recorded and available after the conference. More details, including a tentative agenda, will be available soon on the [conference web page](#) or scan the QR code below.



VIII. ADJOURNMENT

Chris Sullivan, Zoning Administrator