

Croydon Zoning Board minutes. Meeting resumed at 7:17 and the agenda resumed at 7:20. Bruce Jasper pointed out that the rules clearly state that it's a "land" parking, not a driveway. 7/26/23

Public attendance was taken by Domenic Di Maggio: Jason Rook motioned for a vote and second by Lorraine Gagne, James Gagne, Carl Newton, Edward Hinchliffe and Linda Hinchliffe

Meeting called to order by Jason Rook at 6:00 in the town hall.

Full board in attendance, Jason Rook, Brenda Williams, Chris Gardner, Bruce Jasper & Domenic Di Maggio.

Minutes from July 12th, moved by Chris Gardner, second by Jason Rook and accepted by all.

The board reviewed the needed paperwork required and site map of James & Lorraine Gagne to place a garage in an area needing a variance because it would not meet the set back requirements.

Domenic Di Maggio pointed out that we needed a map with the "Seal" on it to verify the map is officially the true layout of the land.

The board asked a lot of questions about other possible locations and the Gagne's felt there was not another location.

Brenda Williams suggested we (the Zoning board) take a look at the actual site.

Linda & Edward Hinchliffe were the next couple to apply for advice on a variance to add a mudroom on one end of the house and a study on the other end of the house.

Unfortunately two of the walls of the would enter into the set back zone. They do have the option of building up a story or building on an existing footprint where a porch is right now. The additions do not impose any work issues for the Hinchliffe's.

Bruce Jasper pointed out that this was unfortunate, but the size of the lot only offered a building of what they have.

Board advised that this most likely would not pass the variance.

Meeting was temporarily adjourned as the Zoning board went to the site for review. When looked at, there were a couple of spots that the garage could have been put on without needing a variance.

Meeting resumed at 7:17 and the board had a short discussion about the clarity of the zoning rules. Bruce Jasper pointed out that the rules clearly state that it's a "Land" hardship, not a personal hardship to be considered and moved onto a vote.

Jason Rook motioned for a vote and second by Brenda Williams, all voted down the need for a variance for this application.

Domenic Di Maggio made note to the board that he wanted to end the public session and go into a short closed meeting.

Jason called the meeting to an end at 7:46, second by Chris Gardner and was ready to reopen a closed meeting.

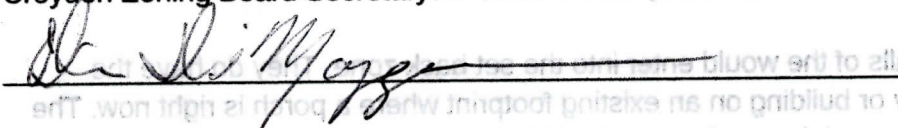
Ed Spiker had a difference of opinion on how we had to approach this as Ed Spiker was trying to follow RRO to the letter and Domenic Di Maggio felt, and so did the rest of the board, that it was not a necessary step for our situation.

Closed meeting proceeded and a discussion of what was to be considered an "Emergency Meeting" in the future took place.

Basically there are very few situations that would fall into an emergency meeting for the zoning board. We have set quarterly meetings for zoning issues and will only be held to that but the entire board agrees that we would try to accommodate if it worked out for the entire board, to meet if we needed to get caught up or for "Work" meetings.

Closed meeting ended at 7:42.

Croydon Zoning Board Secretary:

 Date: 7-31-23
Domenic Di Maggio