

DOVER ZONING BOARD OF ADJUSTMENT
MINUTES OF MEETING

HELD: September 27, 1984
Council Chambers
Municipal Building
Dover, NH 03820

Members Present: Chair Peter Greenwood; Vice Chair Alden Joy;
Dick Selleck.

Alternate Members Present: Mardean Frazer; Charles W. Zamzow, Jr.

BUSINESS MEETING:

Meeting was called to order at 7:05.

Cases to be brought up at regular meeting were discussed.

Peter Greenwood received an announcement from the Planning Board about a lecture series sponsored by the New Hampshire Municipal Association to be held during the month of October at various locations. The lectures will be on the following topics:

- Roads and Development
- Condominiums
- Important Recent Developments in Municipal Law

If any members of the Zoning Board are interested in attending any of these lectures, they should let him know.

REGULAR MEETING WITH PUBLIC HEARINGS:

Peter Greenwood announced to the public that since there were only four members of the Board present, three votes would be needed to grant a variance.

H84-58 Allan D. Hutchins, 530 Sixth Street, known as Assessor's Map B, Lot 4P, zoned R-40, petitions for a variance from Article IV, 170-12, to convert the existing house to a two-family dwelling in an R-40 zone.

Mr. Allan Hutchins explained the petition and answered questions of the Board.

No one spoke in favor of the petition.

No one spoke in opposition to the petition.

Variance granted: 4-0.

H84-59 Vassilios A. Gatzoulis, 25 Rogers Street, known as Assessor's Map 24, Lot 128A, zoned RM-10, petitions for a variance from Article V, 170-16, for relief from sideyard setbacks.

Mr. Vassilios Gatzoulis explained the petition and answered questions of the Board.

Dick Selleck explained to Mr. Gatzoulis that he would have to talk to the city engineer to get permission to have two driveways should the variance be granted.

No one spoke in favor of the petition.

No one spoke in opposition to the petition.

Variance granted: 3-1.

H84-60 Daniel P. Dion, 72 Broadway, known as Assessor's Map 27, Lot 69, zoned B-3, petitions for a special exception from Article IV, 170-11, to convert the existing loft to a dwelling unit, bringing the total number of units in the building to four, in a B-3 zone.

Mr. Daniel Dion explained the petition and answered questions of the Board.

Keith Matheson, 32 Grove St., Dover spoke in favor of the petition.

No one spoke in opposition to the petition.

Variance granted: 3-1.

H84-61 Winfield Scott Leighton, 29-31 Cushing Street (Applicant - Zone One Ltd.), known as Assessor's Map 10, Lot 120, zoned RM-10, petitions for a variance from Article IV, 170-11, to convert an existing two-unit dwelling into a five-unit dwelling in an RM-10 zone.

Romette Airing, Architect for Airing Schroeder, explained the petition to the Board in great detail and answered their questions.

No one spoke in favor of the petition.

Mr. Joseph Schiro, 35 Cushing Street, spoke in opposition to the petition.

Mr. Henry Dozier, 40 Cushing Street also spoke in opposition to the petition and presented a petition with 29 signatures from residents of Lexington and Cushing Streets also opposed to the petition.

Variance denied: 3-1

The meeting adjourned at 8:35 P.M.