



Town of Merrimack, New Hampshire

Community Development Department
6 Baboosic Lake Road
Town Hall - Lower level - East Wing

603 424-3531
Fax 603 424-1408
www.merrimacknh.gov

Planning - Zoning - Economic Development - Conservation

MERRIMACK ZONING BOARD OF ADJUSTMENT AMENDED AGENDA FOR WEDNESDAY, MARCH 30, 2016 MATTHEW THORNTON ROOM

*(clicking on a link in **blue text** will display the staff report for the selected application, clicking a link in **green text** will display a Google Map photo of the site location)*

PLEASE TAKE NOTICE THAT, in accordance with the provisions of NH RSA 676:7, a Public Hearing will be held by the Zoning Board of Adjustment of the Town of Merrimack, in the Matthew Thornton Room on the second floor of the West Wing of Town Hall (former courtroom), at 8 Baboosic Lake Road, on Wednesday, March 30, 2016 at 7:00 P.M. to consider the petitions described in the agenda below.

1. **Call to Order**
2. **Roll Call**
3. **Bernstein, Shur, Sawyer & Nelson, PA. (petitioner) and 427 DW Highway, LLC. (owner) – [Variance under Section 3.02 to permit the creation of a third dwelling unit in an existing detached garage on a property with 15,200 square feet whereas 120,000 square feet is required.](#)** The parcel is located at 427 Daniel Webster Highway in the C-2 (General Commercial), Aquifer Conservation, Elderly and Town Center Overlay Districts. [Tax Map 5D-4, Lot 76.](#) Case #2016-011. **This agenda item is continued from the February 24, 2016 meeting.**
4. **Fieldstone Land Consultants, PLLC and College Bound Movers (petitioners) and Sam A. Tamposi, Harold Watson and Benjamin & Clegg Bosowski (owners) – [Variance under Section 3.02 of the Zoning Ordinance to permit the construction of a 4,800 square foot building addition with a front setback of 39 feet whereas 50 feet is required.](#)** The parcel is located at 14 Continental Boulevard in the I-1 (Industrial) and Aquifer Conservation Districts and Wellhead Protection Area. [Tax Map 3C, Lot 089.](#) Case #2016-013.
5. **David Sanderson (petitioner/owner) – [Variance under Section 3.02 of the Zoning Ordinance to permit a multi-family dwelling in the R-2 \(Residential\) District.](#)** The parcel is located at 81 Seaverns Bridge Road in the R-2 (Residential) District. [Tax Map 3A, Lot 029.](#) Case #2016-014.
6. **Richard Elliott (petitioner) and Toby & Lorrie Russell (owners) – [Special Exception under Section 2.02.1\(B\)\(2\) of the Zoning Ordinance to permit an Accessory Dwelling Unit \(ADU\).](#)** The parcel is located at 25 Scott Drive in the R-2 (Residential) District and Wellhead Protection Area. [Tax Map 3C, Lot 094-10.](#) Case #2016-015.
7. **OM Shanti OM Realty Management, LLC (petitioner/owner) – [Variance under Section 3.02, Note 6 of the Zoning Ordinance to permit the replacement of a gasoline station canopy with a setback from Daniel Webster Highway of 30 feet whereas 50 feet is required.](#)** The parcel is located at 392 Daniel Webster Highway in the C-2 (General Commercial) and Aquifer Conservation Districts. [Tax Map 4D-3, Lot 031.](#) Case # 2016-16.

8. Ginnie Lutze (petitioner) and FMR Merrimack Realty Trust FID (owner) – [Variance under Section 17.09\(3\) to allow an illuminated sign of up to seventy \(70\) square feet in a residential zone whereas only non-illuminated signs up to six \(6\) square feet in a residential zone are allowed.](#) The parcel is located at 1 Spartan Way in the R-1 (Residential), I-2 (Industrial) and Aquifer Conservation Districts and Wellhead Protection Area. [Tax Map 3C, Lot 191.](#) Case #2016-017.

9. Discussion/possible action regarding other items of concern

10. Approval of Minutes – February 24, 2016

11. Adjourn

Copies of application materials are available at the Merrimack Community Development Department Office in Merrimack Town Hall for review by the general public between the hours of 8:30 A.M. and 4:30 P.M., Monday through Friday. It is the policy of the Board not to take up any new business after 10:00 P.M. and to adjourn by 10:30 P.M.

(Posted to website: 3/22/2016)