



Town of Merrimack, New Hampshire

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

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Planning - Zoning - Economic Development - Conservation

MERRIMACK ZONING BOARD OF ADJUSTMENT AGENDA FOR WEDNESDAY, AUGUST 30, 2023 MATTHEW THORNTON ROOM 6:30 P.M.

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, at 8 Baboosic Lake Road, on Wednesday, August 30, 2023 at 6:30 P.M. to consider the petitions described in the agenda below.

*(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)*

- 1. Call to Order**
- 2. Armada Realty, LLC (Petitioner/owner) – [Special Exception under Section 2.02.2.C.1 \(a\) of the Zoning Ordinance to permit a restaurant with a drive-thru in the C-1 \(Limited Commercial\) District](#)**. The parcels are located at 632 & 634 Daniel Webster Highway in the C-1 (Limited Commercial), Aquifer Conservation, Elderly Housing Overlay Districts and the Wellhead Protection Area. [Tax Map 6E-2, Lots 6 & 7](#). Case # ZBA 2023-25.
- 3. Nathan Stone & Amanda Martel (petitioners/owner) – [Variance under Section 3.05 of the Zoning Ordinance to permit a building addition 1.5 feet from the side property line whereas a setback of 15 feet is required](#)**. The parcel is located at 38 Valleyview Drive in the R-1 (Residential, by soils) and Aquifer Conservation Districts. [Tax Map 5C, Lot 178](#). Case # ZBA 2023-26.
- 4. John Flatley Company (petitioner) and John J Flatley (owner) – [Variance under Section 17.10.3 \(b\) of the Zoning Ordinance to permit placement of a ground sign 1 foot from the front property line whereas a setback of 20 feet is required](#)**. The parcel is located at 685 Daniel Webster Highway in the I-1 (Industrial) and Aquifer Conservation Districts and Wellhead Protection Area. [Tax Map 6E, Lot 3-4](#). Case # ZBA 2023-27.
- 5. Discussion/possible action regarding other items of concern**
- 6. Approval of Minutes – July 26, 2023**
- 7. 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 8/11/2023**