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**NEWMARKET ZONING BOARD OF ADJUSTMENT**

**OCTOBER 5, 2020**

**MINUTES**

Present: Bob Daigle (Vice Chairman), Wayne Rosa, Diane Hardy (Zoning Administrator), Steve Minutelli, James Drago

 Al Zink present not yet sworn in as Alternate

 Chris Hawkins (Chairman) late excused

**1. Pledge of Allegiance**

**2. Review and Approval of Minutes**

**3. Regular Business (AUDIO ISSUES – MEETING CONTINUED)**

***Jeffrey & Rachel Eames, Eames Family Revocable Trust of 2020- Continuation of a public hearing for an application for Variances, reference Sections 32-86 Residential Density, 32-47 M3 Zone, and 32-56 Table of Permitted Uses, of the Newmarket Zoning Ordinance, requested by Jeffrey and Rachel Eames, Eames Family Revocable Trust of2020, to permit the conversion of a portion of the current first floor 1,210 square foot commercial office space to an 1,100 square foot residential apartment. The property is located at 195 South Main Street, Tax Map U4, Lot 27, M3 Zone.***

***Jason & Sarah Mansfield-There will be a continuation of a public hearing for an application for Variances reference Sections 32-87 Setbacks and 32-89 Dimensions Table, of the Newmarket Zoning Ordinance, requested by Jason & Sarah Mansfield, to permit the construction of a single car garage five feet from the side property line abutting 30 Ladyslipper Drive, where ten feet is required, and five feet from the rear property line abutting Sewall Farm Open Space/Lift Station, where thirty feet is required. The property is located at 32 Ladyslipper Drive, Tax Map R4, Lot 136, R2 Zone.***

**Action**

 **Motion: James Drago made a motion to continue both applications to October 19, 2020 at 7 pm**

 **Second: Steve Minutelli**

 **Vote: All in favor**

 **4. New/Old Business**

None.

**5. Adjourn**

 **Action**

 **Motion: Steve Minutelli made a motion to adjourn**

 **Second: James Drago**

 **Vote: All in favor**