



TOWN OF NEW IPSWICH

661 Turnpike Rd, New Ipswich, NH 03071

ZONING BOARD OF ADJUSTMENTS



November 2, 2023, Thursday 7:00 PM

AGENDA

1. Public Hearings

- a. **7:05 PM Case ZBA-2023-11:** Benjamin and Chelsea Hatcher requesting a Variance in accordance with Article VI – Section B for the property at 159 Greenville Road to permit building a timber pavilion for hosting events.
- b. **7:45 PM Case ZBA-2023-09:** Richard and Sharin Smeeth requesting an Appeal of Administrative Decision in accordance with Article XIII, Section G(3) of the zoning ordinance in question and Article X, Section D(3)(b) of the zoning ordinance in question.

2. Application Review

- a. **Case ZBA-2023-13:** Application for a special exception from Benjamin Soderstrom, Map3/Lot99, 122 Lower Pratt Pond Road, requested from article 674, section 72-73 of the zoning ordinance to permit a change to an external accessory building previously approved by the building inspector to an external accessory dwelling unit (ADU).

3. Other Business

- a. Discussion with Peter March – Village Mobil: Nonconforming preexisting sign.
- b. Finalize the Zoning Board of Adjustments Rules of Procedure Handbook and forms.
 - I. Registry of Deeds – line item
- c. Approval of minutes, October 5, 2023 and October 12, 2023.

Notes:

- Times and order of topics are subject to change.
- This meeting may be recorded and live streamed on Chanel 22 or 1072.

Submitted by, *Jennifer Worth - Land Use Clerk*

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