



TOWN OF NEW IPSWICH

661 Turnpike Rd, New Ipswich, NH 03071

ZONING BOARD OF ADJUSTMENTS



October 5, 2023, Thursday 7:00 PM

AGENDA

1. New Business

- a. 7:05 PM – Discussion with property owner of 445 Turnpike Road, Stephen Malerba.
- b. Discussion with Peter March – Village Mobil, signage.
- c. Approval of minutes, September 7, 2023 and September 21, 2023.

2. Application Review

- a. 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. 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.

3. 7:30 PM Continuance of Public Hearing

- a. Case ZBA–2023–09 (R): Application for a variance by Jane Elwell, Lot 11/128, 99 River Road, from Article IV Section B of the Zoning Ordinance to allow a limited part-time use of a small portion of a larger residential property to hold tea parties for guests. This case was remanded to the ZBA from an appeal to the Housing Appeals Board by Richard and Sharin Smeeth et al.

Notes:

- Times and order of topics are subject to change.
- This meeting may be recorded and live streamed on Chanel 22 or 1071.

Submitted by, *Jennifer Worth - Land Use Clerk*

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