



Town of Hebron

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ZONING BOARD OF ADJUSTMENT

Minutes of Public Hearing

Tuesday, August 10, 2021

Members Present: Douglas McQuilkin (Chair), Curtis Mooney (Vice Chair); David Hardy (Alternate) and Carol Bears (Clerk)

Members Absent: Alison York (Member); Roger LaFontaine (Member); Derry Riddle (Member); Mark Coulson (Alternate)

Others Attending: Peter Apicelli; David & Lorraine Bresnahan

Time Convened: 6:02 p.m. **Time Adjourned:** 6:32 p.m.

Next Meeting: August 24, 2021 at 1:00 p.m.

Agenda:

1. Discuss and approve the minutes of previous meetings and other administrative matters
2. Hear the application for a Variance under Article IV, Section H-1 of the Hebron Zoning Ordinance by Peter Apicelli for the construction of a storage shed on the property located at 43 Cooper Road (Tax Map 8, Lot BS-1) Case No. 286
3. Any other business that may come before the Board

Call to Order:

The meeting was called to order by Douglas McQuilkin, Chairman at 6:03 PM. David Hardy was made a voting member.

Minutes and Other Administrative Matters:

The minutes of the May 25, 2021 were reviewed. There were two corrections on page 2, the first the Case number should have been #285 and second the third paragraph variance was used instead of special exception. Curtis Mooney moved to approve the minutes with the corrections and David Hardy seconded the motion. The vote was in the affirmative with everyone voting in favor.

Hearing:

Case #286

The applicant requested a variance under Article IV, Section H-1 of the Hebron Zoning Ordinance for the construction of a 20'X20' storage shed on property located on 43 Cooper Road (Tax Map #8, Lot #BS-1).

The Clerk reported that all fees had been paid, notices sent to the abutters, plus the notice was posted at the Post Office, Town Hall and the Record Enterprise.

Mr. McQuilkin explained the five criteria that are reviewed during the review of the application and documents that are attached.

Peter Apicelli explained that his property is very narrow and that he would like to put a 20'X20' shed on the property for the purpose of storing fire wood on one-half of the shed and all his equipment on the other side of the shed. One side of the shed would be partially opened for the storage of the wood with a roof over the area to keep the elements off the wood that would be stored. The other side would be enclosed. The shed would 25 feet from the travel portion of Copper Road.

Members of the board discussed maybe having a smaller shed on the property possibly 10'X20' or 15'x15' might be work for the applicant. The applicant wanted time to decide what his options might be as far as the size of the shed.

A motion was made by Douglas McQuilkin and seconded by Curtis Mooney to continue the meeting until Tuesday August 24, 2021 at 1 PM to accommodate the work schedule of Mr. Apicelli. The motion passed with everyone voting to continue.

Other Business:

Adjournment:

There being no other business, Douglas McQuilkin made a motion, seconded by Curtis Mooney, to adjourn the meeting. The motion passed unanimously, and the meeting was adjourned at 6:32 PM.

Respectfully submitted,

Carol Bears, Clerk