

**ZONING BOARD OF ADJUSTMENT
TOWN OF MADISON
PO BOX 248
MADISON, NH 03849**

**AGENDA
July 20, 2022 6:00 PM**

- 1. Call to Order**
- 2. Pledge of Allegiance / Roll Call**
- 3. Public Hearing**

Case #21-14 Continued - Special Exception is requested by Shawn Bergeron, Agent for Hillary Twigg-Smith, for property located at 397 Bickford Road, Map 223, Lot 7, to ask for a Special Exception for a Conference Center Facility at this property as specified in the Zoning Ordinance Article 4.2 (B)(8).

Case #21-13 Continued - Special Exception is requested by Shawn Bergeron, Agent for Hillary Twigg-Smith, for property located at 397 Bickford Road, Map 223, Lot 7, to ask for a Special Exception for a Lodging House (Bed and Breakfast) at this property as specified in the Zoning Ordinance Article 4.2 (B)(7).

Case #22-04 – Variance is requested by Dennis Mazzone for property located at 60 Saxon Road, Map 128, Lot 26, the shed was constructed without a building permit and was placed within 1.6’ of the south boundary line and within 6.9’ of the east boundary line in violation of Article V, Section 5.9A of the 2018 Madison Zoning Ordinance requiring setbacks of at least twenty-five (25) feet from boundary lines. Request for an equitable waiver of dimension requirements from Article 5.9 section A of the zoning ordinance to permit a portion of the deck within 24.8’ of the rear property line and a portion of the existing house (1984 construction) to be within 22.2’ of a side property line.

Case #22-05 - Variance is requested by J. Stanley Lewis Jr. & Michelle D. Lewis for property located at 21 Diessbach Drive, Map 108, Lot 30, the proposed shed is being located less than 75 feet from the mean high-water mark of Pea Porridge Pond and less than 20 feet from the north boundary line in violation of Article V, Sections 5.9C and F of the Madison Zoning Ordinance.

Case #22-06 – Variance is requested by Horizons Engineering, agent for William & Lynne Oxford, for property located at Grachen Drive, Map 113, Lot 55 & 56, to ask for a variance from Article V Section 5.6 of the zoning ordinance to permit the minimum lot size to be less than 2 acres.

- 4. Approval of Draft Minutes** – May 18, 2022
June 16, 2022
- 5. Administration**
- 6. Adjournment**