



## KINGSTON ZONING BOARD OF ADJUSTMENT

September 14, 2017

Present:

Electra Alessio

Ray Donald

Chuck Hart

Larry Greenbaum

Tammy Bakie

Chairperson Electra Alessio called the meeting to order at 7:00.

Board Business –

Minutes of July 13, 2017 Approval – Mr. Donald motion to approve, Mr. Hart seconded. Mr. Greenbaum found 3 errors which will be corrected. Approved as amended, motion carried unanimously Ms. Alessio abstained.

Public Hearing

**Doreen Perley**  
**64 Main Street**  
**Kingston, NH 03848**  
**Tax Map U-6, Lot 22**

Ms. Doreen Perley and her son Arron appeared before the board. Ms. Alessio explained there were only 4 people sitting and the applicant had the option to either go forward tonight or post-pone till next month. Ms. Perley elected to go forward. Ms. Perley stated the correct term for the structure is a garage not car port. Ms. Perley provided architects sketch. Ms. Perley stated she needed a variance because the property is so narrow. Ms. Perley explained it use to be 1 lot was subdivided into 3 lots. Mr. Donald asked if the drawing included buildings Mr. Perley stated yes, two sheds. Mr. Donald asked the width of the driveway, Mr. Perley stated 8ft. Mr. Greenbaum noted the drawing was not proportionate. Ms. Alessio stated the building inspector asked for a certified plot plan, and that if a variance is granted it will have a stipulation that the plot plan is provided. A discussion followed regarding the importance of a certified plot plan and how to obtain one. Mr. Perley stated she understood. Ms. Alessio explained the 30 day appeal period and that the applicant would not receive a building permit without the certified plot plan. Mr. Donald stated that the lots around the lake were very narrow and this application is in keeping with what is around the lake. The five criteria were reviewed. All five criteria passed, Mr. Donald made a motion to approve the variance with the provision that the applicant provide the building inspector with a certified plot plan. Mr. Hart seconded. All in favor. Ms. Alessio again explained the 30 day appeal period.

Meeting adjourned at 7:24

Respectfully submitted,  
Tammy Bakie