

## MEETING AGENDA – May 27, 2010

The Hudson Zoning Board of Adjustment will hold a meeting on Thursday May 27, 2010, in the Community Development Conference Room in the basement of Hudson Town Hall (please enter by ramp entrance at right side). The meeting will begin at 7:00 PM for the purpose of reviewing minutes of past meetings; the public hearings for applications will begin at 7:30 PM, with the applications normally being heard in the order listed below.

SUITABLE ACCOMMODATIONS FOR THE SENSORY IMPAIRED WILL BE PROVIDED UPON ADEQUATE ADVANCE NOTICE BY CALLING 886-6005 OR TDD 886-6011.

The following items before the Board will be considered:

### I. **7:00 PM** APPROVAL OF MEETING MINUTES

1. April 22, 2010

### II. DISCUSSION OF CORRESPONDENCE BEFORE THE BOARD

1. Case 204-011 (5/27/10): Tammy Williamson, 14 Pelham Road, Hudson, requests a Variance to allow the existing dwelling to become a two-family dwelling without the proper amount of acreage; 43,560 square feet required, 9,748.9 square feet exists. [Map 204, Lot 011, Zoned R-2, HZO Article VII, Section 334-27, Table of Minimum Dimensional Requirements.]
2. Case 182-122 (5/27/10): George and Paula LaRocque, 46 Central Street, Hudson, requests the following:
  - a. A Home Occupation Special Exception to allow a law office to provide legal services to the public within the existing dwelling. [Map 182, Lot 122, Zoned TR, HZO Article VI, Section 334-24, Home occupations.]
  - b. A Variance to allow an additional employee. [Map 182, Lot 122, Zoned TR, HZO Article VI, Section 334-24, Home occupations.]
3. Case 223-039 (5/27/10): John and Kathleen Greenleaf, 14 Tanglewood Way, Merrimack, requests an extension of an un-activated Variance previously granted by the Zoning Board of Adjustment on May 28, 2009, to allow construction of a single-family dwelling on property located at 5 Gregory Street, Hudson, without the required amount of frontage. 150 feet of frontage required, 25.70 feet of frontage proposed. [Map 223, Lot 39, Zoned R-2, HZO Article VII, Section 334-27, Table of Dimensional Requirements.]
4. Case 254-037 (5/27/10): William A. Stanewicz, 1 Ponderosa Drive, Hudson, requests a Variance to allow a shed to be placed to the front of the main building. [Map 254, Lot 037, Zoned R-2, HZO Article VII, Section 334-27.1 (C), General requirements.]

### III. DISCUSSION OF CORRESPONDENCE BEFORE THE BOARD

### VI. OTHER BUSINESS (**REQUEST FOR A DEFERRAL**)

1. Case 177-012: Joseph Brunelle, 55 Kimball Hill Road, Hudson, requests a Variance to allow the existing shed to remain to the front of the main building. [Map 177, Lot 012, Zoned G, HZO Article VII, Section 334-27.1 (C), General Requirements.]

### V. DISCUSSION OF ANY TOWN/STATE ACTIVITY OF INTEREST TO THE BOARD

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William A. Oleksak, Zoning Administrator

Posted: Town Hall, Library, and Post Office