

BOARD OF ADJUSTMENT  
P O BOX 159  
DEERFIELD, N H 03037  
FEBRUARY 22, 2022

MINUTES OF MEETING

PRESENT: Board members Anthony DiMauro, George Thompson, Jonathan Leer, Joshua Freed, Amy Lockwood; Alternate members Harry Hotaling, George Kelley. Secretary Jane Boucher.

7:15PM Chairman Anthony DiMauro called the meeting to order.

APPROVAL OF MINUTES

George Thompson moved to approve the minutes of December 22, 2021. Jonathan Leer seconded. Voted in favor.

MASTER PLAN COMMITTEE

Chair DiMauro advised that the Planning Board is looking for volunteers to work on updating the Master Plan

SNHPC

Chair DiMauro also noted an e-mail advising of a survey being conducted by SNHPC on Regional Housing Needs Assessment.

BOARD OF ADJUSTMENT BY-LAWS

Chair DiMauro noted that he had read the By-Laws to clarify if any changes were necessary. He said he came away with two questions:

.Posting; He questioned where Notices are currently posted. The secretary advised that Notices are no longer published in the Union Leader based on advice from Town Counsel. They are posted on the web site, the Town Offices and the Post Office. Chair DiMauro proposed the section be updated to no longer say Union Leader. Put in web site, Town Office Bulletin Boards .Page 3 Do we want to put in a reference to zoom.

Joshua Freed moved to amend the By Laws on Page 7 by removing required publishing in the Union Leader and add Town Web Site and Bulletin Boards in Town Office Building. Amy Lockwood seconded. Voted in favor.

OTHER BUSINESS

Chair DiMauro advised that Harry Hotaling has decided not to be appointed to serve another term as an Alternate member of the ZBA. Chair DiMauro thanked Mr. Hotaling for his service.

7:30PM CASE # 22-01 ROBERT TITEMORE AND KAREN LANDIN;42 CHURCH STREET

Clerk Jonathan Leer read the Notice of Public Hearing; Robert Titemore and Karen Landin, 42 Church St., for property at same address Map 414 Lot106--9

BOARD OF ADJUSTMENT 2/22/22

are requesting a variance from Article II Sections 204 and 207.3 for a side yard setback for the purpose of installing an inground pool.

Karen Landin and Erroll Rhodes were present.

Chair DiMauro introduced Board members and explained procedure .

Amy Lockwood moved to accept Case 22-01. Jonathan Leer seconded. Four members voted in favor. Joshua Freed opposed.

Mr. Freed said that the map submitted was not drawn to scale.

Ms. Landin said that she and her husband moved to Deerfield last spring and they would like to put in an inground pool. She advised that the pool would be 13 feet from the property line.

Joshua Freed said that the application does require a scale drawing.

George Thompson said that dimensions are shown on the submitted drawing. He said that he would like to go through the process and discuss further.

George Kelley said he had driven by the site and asked how long the driveway was. Ms. Landin said 600 feet. Mr. Kelley questioned how far was the neighbor's home. Ms. Landin said the home was 44 Church St. She indicated the location on the submitted map.

Jonathan Leer questioned why they are putting the pool at that location. Ms. Landin explained they would have to remove trees at any other location.

Ms. Landin did say there were wetlands on the property however, not indicated on the submitted drawing.

No one spoke in favor or opposition.

7:50PM The Board went into deliberative session.

George Kelley said the house is located 600 feet from the road and the neighbor's home is on the road. He saw no problem.

Harry Hotaling felt the request is reasonable.

Amy Lockwood felt the dimensions listed were approximate.

Joshua Freed felt the request was reasonable but he does have a problem with the application.

BOARD OF ADJUSTMENT 2/22/22

Jonathan Leer agreed that there is not enough information and the map is not to scale.

George Thompson felt that the Board has approved not to scale drawings in the past and the request is reasonable.

Anthony DiMauro agreed that a scale drawing be submitted.

8:05 Joshua Freed moved and Amy Lockwood seconded to return to public session.

Joshua Freed moved and Jonathan Leer seconded to continue Case 22-01 to March 22, 2022 at 7:30PM. Voted in favor.

The meeting was adjourned at 8:10PM

Recorded and transcribed by Jane Boucher  
Pending Approval by the Board of Adjustment