

ZONING BOARD OF ADJUSTMENT

Minutes of September 11, 2025

Approved 9/22/2025

Members Present: Waugh (Chair), Green, Safro, Esinhart

Deliberations: At 7:07 Waugh opened deliberations in the following case that was heard on 8/28/25:

CASE #34064-Z2025-07-9: Wayne Young, property owner of record, is requesting variances from the frontage and lot size requirements of Section 405.8, and from the ‘square box’ requirement of Section 501.3 to create a nonconforming at 16 Ledyard Lane, Tax Map 34, Lot 64 in the SR-2 District.

Following deliberations Waugh moved and Safro seconded a motion to grant the requested variance on the grounds set out in the Decision, subject to the condition that the proposal be implemented in substantial conformity with submissions and testimony, with no material deviations made without further action by the Board. All voted in favor.

Scheduling: The Board decided to reschedule the hearings originally slated for 9/25 to 9/22 so a quorum could be present.

Joint meeting with Planning Board: The Board discussed the upcoming joint meeting. Staff will compile a list of provisions in the Ordinance that the Planning Board may want to consider amending.

The Board adjourned at 7:50 P.M.

Respectfully Submitted,

Bruce Simpson