



**TOWN OF LONDONDERRY
ZONING BOARD OF ADJUSTMENT**

268B Mammoth Road, Londonderry, New Hampshire 03053 Phone: 432-1100, ext.122 Fax: 432-1128

November 25, 2024

Following are the results of the Zoning Board of Adjustment hearing held Wednesday, November 20, 2024:

Case No.: 09/18/2024-2

Applicant: Dan and Alexa O'Neill
286 High Range Road
Londonderry, NH 03053

Location of Property: 286 High Range Road, Map 11, Lot 081

Request: Request for a variance pursuant to Section 5.14.B of the Zoning Ordinance to allow a 6-foot fence within the 40-foot setback. The subject parcel is located at 286 High Ridge Road in the Agricultural-Residential District, Tax Map 11, Lot 81. Dan & Alexa O'Neill (Owner & Applicant)

Result: S. Brunelle moved to dismiss Case No. 09/18/2024-2. Request for a variance pursuant to Section 5.14.B of the Zoning Ordinance to allow a 6-foot fence within the 40-foot setback. C. Moore seconded the motion. A vote was taken to dismiss the case due to the applicant not appearing for the hearing. The motion passed 5-0-0.

NOTE: Actions of the ZBA, granted or denied, are subject to the rights of any party to the proceedings or person directly affected thereby to request a rehearing within thirty calendar days following a hearing and to the Superior Court in accordance with RSA 677:1-14. Variance shall be valid if exercised within two years from the date of final approval. See RSA 674:33, I-a (a) for further explanation and conditions.



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Following are the results of the Zoning Board of Adjustment hearing held Wednesday, November 20, 2024:

Case No.: 11/20/2024-1

Applicant: Jason L'Etoile
72 West Road
Londonderry, NH 03053

Location of Property: 72 West Road, Map 5, Lot 68

Request: Request for a variance pursuant to Section 4.2.1.3.C.1 of the Zoning Ordinance to allow a porch to encroach 14 feet into the front setback. The subject parcel is located at 72 West Road in the Agricultural-Residential District, Tax Map 5, Lot 68. Jason L'Etoile (Owner & Applicant)

Result: R. Robicsek moved to approve Case No. 11/20/2024-1. Request for a variance pursuant to Section 4.2.1.3.C.1 of the Zoning Ordinance to allow a porch to encroach 14 feet into the front setback. C. Moore seconded the motion. A vote was taken. The motion passed 5-0-0.

NOTE: Actions of the ZBA, granted or denied, are subject to the rights of any party to the proceedings or person directly affected thereby to request a rehearing within thirty calendar days following a hearing and to the Superior Court in accordance with RSA 677:1-14. Variance shall be valid if exercised within two years from the date of final approval. See RSA 674:33, I-a (a) for further explanation and conditions.



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Following are the results of the Zoning Board of Adjustment hearing held Wednesday, November 20, 2024:

Case No.: 11/20/2024-2

Applicant: Steven J. and Helena Doyle
69 West Road
Londonderry, NH 03053

Location of Property: 69 West Road, Map 5, Lot 2-1

Request: Request for a variance pursuant to Section 4.2.1.3.C. of the Zoning Ordinance to allow an encroachment of 8 feet into the 15-foot side setback for an RV carport and roof. The parcel is located at 69 West Road in the Agricultural-Residential District, Tax Map 5, Lot 2-1. Steven J. and Helena Doyle (Owner & Applicant)

Result: S. Brunelle moved to approve Case No. 11/20/2024-2. Request for a variance pursuant to Section 4.2.1.3.C. of the Zoning Ordinance to allow an encroachment of 8 feet into the 15-foot side setback for an RV carport and roof. R. Robicsek seconded the motion. A vote was taken. The motion passed 5-0-0.

NOTE: Actions of the ZBA, granted or denied, are subject to the rights of any party to the proceedings or person directly affected thereby to request a rehearing within thirty calendar days following a hearing and to the Superior Court in accordance with RSA 677:1-14. Variance shall be valid if exercised within two years from the date of final approval. See RSA 674:33, I-a (a) for further explanation and conditions.



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Following are the results of the Zoning Board of Adjustment hearing held Wednesday, November 20, 2024:

Case No.: 11/20/2024-3

Applicant: NB Development Group LLC
221 N. Beacon Street
Brighton, MA 02135

Location of Property: 1 Innovation Way, Map 14, Lot 49-03

Request: Request for a variance pursuant to Section 7.6.D.5.a of the Zoning Ordinance to allow two free-standing signs totaling 140 square feet, where one freestanding sign totaling 100 square feet is permitted. The parcel is located at 1 Innovation Way in the Gateway Business District, Tax Map 14, Lot 49-03. Business Finance Authority of New Hampshire (Owner) and NB Development Group LLC (Applicant)

Result: R. Robicsek moved to approve Case No. 11/20/2024-3. Request for a variance pursuant to Section 7.6.D.5.a of the Zoning Ordinance to allow two free-standing signs totaling 140 square feet, where one freestanding sign totaling 100 square feet is permitted. S. Brunelle seconded the motion. A vote was taken. The motion passed 5-0-0.

NOTE: Actions of the ZBA, granted or denied, are subject to the rights of any party to the proceedings or person directly affected thereby to request a rehearing within thirty calendar days following a hearing and to the Superior Court in accordance with RSA 677:1-14. Variance shall be valid if exercised within two years from the date of final approval. See RSA 674:33, I-a (a) for further explanation and condition