



RINDGE BOARD OF ADJUSTMENT

30 PAYSON HILL ROAD, PO BOX 163

RINDGE, NH 03461

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www.town.rindge.nh.us

Zoning Board of Adjustment Public Hearing Minutes September 22, 2009

Regular members present: Chairman George Carmichael, David Drouin, Janet Goodrich and Phil Stenersen.

Alternate members present: William Thomas, Charlie Eicher, and Charles Phillips.

Carmichael opened the Public Hearing at 7:00 pm with the Pledge of Allegiance. The members and alternates introduced themselves and their status. Carmichael asked if there were any recusals; there were none. Carmichael read the rules for the Public Hearing.

The Chairman announced that the notice of Public Hearing was posted in the Town Office, Police Station, Fire Station, Library, Transfer Station, Post Office, and the Monadnock Ledger-Transcript.

Case#1010: Jaycee G. Sauvola, 29 Delton Drive, Rindge, NH, 03461, Map 5 Lot 4-4, for a Special Exception from Article V Section A.1 of the Rindge Zoning Ordinance to allow for a small scale salon to be operated within the home.

Eicher read the case before the Board; Phillips summarized the Ordinance(s). Carmichael stated that sitting on this case would be himself, Drouin, Goodrich, Stenersen and Phillips.

Applicant Jaycee Suavola stated the business will be a one chair salon located in the back of the home behind an attached garage. She distributed photocopies showing that the side entrance will be screened by the garage. She stated the only visible evidence of a home business would be a small sign; she intends to operate the business two evenings per week.

Discussion was held, after which Stenersen moved, seconded by Drouin to close discussion and move to deliberation and the motion passed unanimously.

The Board found that:

1. The use will not create excessive traffic, congestion, noise or odors. On these issues the applicant and others provided evidence that due to its small scale, the business will have minimum impact on traffic, congestion, noise and odors. Unanimous decision.



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2. The proposed use will not reduce the value of surrounding properties. On this issue the applicant and others provided evidence that the area is secluded, screened by a garage, and doesn't change the exterior of the home. Unanimous decision.

3. There are adequate sewage and water facilities and sufficient off street parking provided by the applicant. On these issues the applicant and others provided evidence that their system's capacity exceeds state requirements. The plot plan shows a large parking area. Unanimous decision.

4. The proposed use will preserve the attractiveness of the Town. On this issue the applicant and others provided evidence that it will be housed entirely within the existing structure. Unanimous decision.

Drouin moved, seconded by Stenersen to Grant the Special Exception, and the motion passed unanimously.

The applicant for Case #1009 appeared for a hearing and was informed the case would be heard at the October ZBA meeting. The applicant was unaware of the messages left informing her that her application was incomplete and was not accepted for the September meeting. She stated she will follow through with town officials to determine the exact ordinances that she needs to reference for her application.

Drouin moved, seconded by Goodrich to approve the minutes of the August 25, 2009 Public Hearing and the motion passed unanimously.

Drouin and Eicher were appointed reviewers for October.

Drouin moved, seconded by Goodrich to approve the change to the Rules of Procedure and the motion passed unanimously.

Drouin moved, seconded by Goodrich to adjourn and the motion passed unanimously.

Respectfully submitted,
Kathy Strasser/Clerk

George Carmichael

Chairman

Janet Goodrich

Vice-Chairman