

ZONING BOARD OF ADJUSTMENT
MEETING
MINUTES
MAY 31, 2006

The Zoning Board of Adjustment met this date with Bob Barach, Chairman, Paula Kelly, and Roger Blake. Also present were Kelly M. Wieser, Attorney, representing Karin Branscombe and Tom Mullen.

The meeting was opened at 7:00 PM by Bob Barach.

First on the agenda was the review of the minutes of December 15, 2005 meeting. Paula Kelly made a motion to approve the minutes of the December 15th meeting. Roger Blake seconded the motion. The Zoning Board voted in affirmative, unanimously.

Next on the agenda, Karin Branscombe, a Homesite Unit #1, Knollwood at Sunset Ridge. A single family homesite condominium, at Rising Ridge Road. Kelly Wieser, Attorney, representing Karin Branscombe, is requesting a Equitable Waiver to allow the improvements, as they are currently constructed, to remain approximately nine (9") inches into the fifteen (15') foot setback area.

John March discovered this when he was doing the As Built Plan.

Paula Kelly stated that they meet the criteria for the Equitable Waiver.

The Zoning Board discussed the Equitable Waiver and decided that the Facts supporting the application meet the criteria for the Equitable Waiver;

1. Innocent mistake
2. Not Discovered until too late
3. No Nuisance
4. High Correction in Cost

Paula Kelly made a motion to approve the Equitable Waiver for Karin Branscombe, Homesite Unit #1, Knollwood at Sunset Ridge. Roger Blake seconded the motion. The Zoning Board voted in affirmative, unanimously.

The meeting was adjourned at 7:45 PM by Bob Barach, Chairman.

Respectfully submitted,

May Brosseau
Campton Zoning Board , Clerk

/mb

