



## ZONING BOARD OF ADJUSTMENT AGENDA

### Milford Town Hall - Board of Selectmen's Meeting Room October 5, 2023 – 7:00 PM

You may attend this meeting in person at the Milford Town Hall, Board of Selectmen's Meeting Room with all Covid protocols in place. If you would like to participate in the public meeting, please call this number from home: +1 646-558-8656 and enter the Meeting ID: 822 1768 6560 and Password 568170 or log in via [www.zoom.com](http://www.zoom.com) using the Meeting ID and Password above.

A digital copy of the meeting materials can be found on the Town website at:  
<https://www.milford.nh.gov/zoning-board-adjustment/agenda/zba-agenda-05October2023>.

We will also be live streaming the meeting on Granite Town Media, Government Channel 8:  
<http://gtm.milford.nh.gov/CablecastPublicSite/watch/2?channel=2>.

The Town of Milford Board of Adjustment will conduct a Public Meeting beginning at 7:00 p.m. to consider and review the following items listed below.

#### 1. Call to Order

#### 2. Public Hearing(s):

- a. **Case #2023-12 (Continuation from August 17, 2023 & September 21, 2023 ZBA Hearings for Special Exception Request-Proposed Accessory Dwelling Unit (ADU)-Request for Further Continuance to the October 19, 2023 ZBA Mtg.**

The applicant, Linda Ledger, is seeking a Special Exception for the creation of a one bedroom Accessory Dwelling Unit (ADU); comprised of approximately 672 sq. feet (16' x 42'), partially utilizing the existing footprint of the existing one car garage/shed on the lot. The existing single-family home is located at 84 Prospect Street, Map 30 Lot 84, in the Res "A" Zoning District. The proposal has been modified to convert the existing detached garage into a single-level ADU, comprised of a kitchen/living area and one bedroom. A Special Exception from the Milford Zoning Ordinance, pursuant to Article X, Section 10.02.6, is required for this request.

- b. **Case #2023-02 (Continued from September 7, 2023)**

Continuation of ZBA Variance Hearing for 689 North Main Street, LLC & Salt Creek Properties, LLC. This Request is for the property located at Tax Map 43, Lot 20-2, where the applicants are seeking a Variance from Milford Zoning Ordinance, Article VI, Sections 6.01.3.B.7 to allow the retail sale of petroleum products in the Groundwater Protection District on a property located in the Commercial and Limited Commercial Zoning District. (Prior Hearing Request was approved by the ZBA on September 7, 2023 to schedule the requested Continuance to the October 5, 2023 ZBA Mtg.)

- c. **Case #2023-17**

The applicants, George and Lori Shepherd, have made a request for a Special Exception for a Home-Based Business, pursuant to Article VII, Section 7.12.6 & Section 10.02.1 for their 2.86-acre property located at 549 Osgood Road, Map 51, Lot 1-1. The property is zoned Residence "R". The proposed Home-Based Business is a Vehicular Detailing Business for privately-owned vehicles only. No commercial or fleet vehicles shall be accepted for detailing work at this location. All work shall be performed by appointment only within their existing on-site detached 860 square foot garage.

3. **Meeting Minutes:** Review and Approve Mtg. Minutes from 08/17/23 & 09/07/23

**4. Other Business:**

**5. Next Meeting(s):**

October 19, 2023 & November 7, 2023

*Please call or email Terrence Dolan with any questions or concerns at 603-249-0620 or email at [tdolan@milford.nh.gov](mailto:tdolan@milford.nh.gov).*