

POST

TOWN OF WILTON

ZONING BOARD OF ADJUSTMENT

APRIL 12, 1994

VOTING BOARD: Chairperson Neil Faiman; members Steve Blanchard, Tom Mitchell and Jim Tuttle.

CLERK: Diane Nilsson

AGENDA: Joanne & Ed Wood - Special Exception

Mr. Faiman called the meeting to order at 7:30 p.m. and explained to the Woods that because there were only four Board members present, the Woods could postpone the hearing until next month and possibly have five members hear the case. The Woods agreed to go ahead with only four members.

Case 4/12/95-1 WOOD

Joanne & Ed Wood, Lot J-094, 44 Forest Road in the Residential District requested a Special Exception under the terms of Sections 5.3.1 & 5.3.6 of the Wilton Zoning Ordinance to allow a preschool in their home.

Joanne Wood stated that she will be holding two preschool sessions per day; 9-12 and 12:30-3:30, M-F, following the Wilton school system holiday and vacation schedule. The children will be ages 3-4. There will be no school during the summer vacation. She further stated that the school will be held in her renovated barn. She will have a maximum of eight students in each session. The Woods stated that they will fence their entire yard and will widen their driveway so cars will not have to back out onto Route 31.

Mr. Mitchell asked about noise from the children playing outside. Ms Wood responded that the children would usually spend only 1/2 hour outside per session.

Mr. Faiman read the Planning Board parking requirements for day care operations. The Board felt, after viewing the site, that parking was adequate. Mr. Faiman then read the Special Exception requirements from the Zoning Ordinance.

MOTION: Mr. Blanchard moved to approve the request for a Special Exception as presented, seconded by Mr. Tuttle with all in favor.

Mr. Faiman stated that the Special Exception was granted and the Woods would be receiving written Notice of Approval in the mail. He further stated that the selectmen, any party to the action or proceedings, or any person affected thereby may apply for a rehearing of this decision. A request for a rehearing must be filed in writing with the Zoning Board of Adjustment on or before Tuesday, May 2, 1995, and must fully specify all grounds on which the rehearing is requested. (N.H. RSA 677:22)

NEW BUSINESS

MINUTES - January 11, 1995

MOTION: Mr. Mitchell moved to approve the 1/11/95 minutes as written, seconded by Mr. Blanchard with all in favor.

BOARD ELECTIONS

MOTION: Mr. Blanchard moved to elect Neil Faiman as Chairperson, seconded by Mr. Mitchell with all in favor.

MOTION: Mr. Tuttle moved to elect Tom Mitchell as Vice Chairperson, seconded by Mr. Blanchard with all in favor.

The meeting was adjourned at 7:50 p.m.

ATTEST: *Diane Nilsson, Recording Clerk* 4/18/95