

DRAFT

HAMPSTEAD BOARD OF ADJUSTMENT MINUTES
OCTOBER 5, 2022

Members present – Hank Riehl, Proc Wentworth, Karen Hanides and alternates Neil Emerson and Jaye Dimando.

A copy of the Posting Notice and abutters' notice are part of these minutes.

JMG PROPERTIES, LLC 12/15

The request was for a Special Exception to permit a commercial sign to be 21 square ft. where 15 sq. ft. is allowed at 409 Emerson Avenue. Joseph Gerraghty is a Licensed Auto Dealer operating his business at that location. The building is 5400 sq. ft. He explained to the board that the State governs the size of letters on a commercial building. The letters must be 10 inches in order to be visible from the public way. Neil asked if the sign would be visible from 111. Jaye asked if there will be any other signs. The applicant said there are none in the plan now. The applicant said he bought two separate lots because he will also be using the other one on the corner of Emerson Ave and Route 111. He said there will eventually be a sign on Emerson Ave. Both Neil and Karen complimented Mr. Gerraghty on his presentation. The others agreed. Hank asked if the sign will be lit. There will be no internal lighting- possibly some solar powered. Neil made a motion to permit a 21 square ft. sign with no internal lighting, per plan submitted. Proc seconded and the vote was unanimous to grant the request.

OTHER BUSINESS –

Minutes The September meeting minutes were unanimously approved.

Workshop – Hank notified the board of an online workshop with some subjects pertaining to Board of Adjustment issues.

Library Forum – Jaye volunteered to represent the board Jan. 21, 2023.

Att. Gorrow - Mtg. Tues. Oct. 25 at 7 p.m. re: variance worksheet form

Respectfully submitted,

Dawn M. Shaw