



**TOWN OF BEDFORD
ZONING BOARD OF ADJUSTMENT AGENDA**

June 20, 2023

Town Meeting Room at BCTV | **7:00 P.M.** | 10 Meetinghouse Road

I. Call to Order and Roll Call

II. Approval of Minutes: May 16, 2023

III. Old Business & Continued Hearings: None.

IV. New Business:

- 1. David and Danielle Basora** - Request for a variance from Article III, Section 275-22A, Table 1, Table of Dimensional Regulations, to allow the construction of a shed 4 feet from the side setback where 25 feet is required at 22 Essex Road, Lot 3-5-8, Zoned R&A.
- 2. Kim Castelo** - Request for a variance from Article III, Section 275-22A, Table 1, Table of Dimensional Regulations to allow the construction of a deck and shed 9.3 feet from the front setback where 35 is required at 380 Donald Street, Lot 43-23, Zoned GR.
- 3. Kim Castelo** - Request for a variance from Article III, Section 275-22A, Table 1, Table of Dimensional Regulations to allow the construction of a deck and shed 5 feet from the side setback where 25 is required at 380 Donald Street, Lot 43-23, Zoned GR.
- 4. Bow Lane Next Gen, LLC and 206 NH Route 101, LLC** - Request for a variance from Article III, Section 275-22A, Table 1, Table of Dimensional Regulations, to allow the construction of a retaining wall greater than 6 feet in height, within 0 to 20 feet of the front setback where 60 feet is required, at 206 NH Route 101, Lots 20-22-14 and 20-22-14-1, Zoned CO.
- 5. Bow Lane Next Gen, LLC and 206 NH Route 101, LLC** - Request for a variance from Article III, Section 275-22A, Table 1, Table of Dimensional Regulations to allow the construction of a retaining wall greater than 6 feet in height, within 9 feet of the rear setback where 30 feet is required, at 206 NH Route 101, Lots 20-22-14 and 20-22-14-1, Zoned CO.
- 6. Bow Lane Next Gen, LLC and 206 NH Route 101, LLC** - Request for a variance from Article IV, Section 275-28A to allow the construction of a retaining wall greater than 6 feet in height within 2 to 20 feet of the edge of Wetland #2 and construction of an underground vault within 20 feet of the edge of Wetland #2 where 50 feet is required, at 206 NH Route 101, Lots 20-22-14 and 20-22-14-1, Zoned CO.

continued on next page

- 7. Bow Lane Next Gen, LLC and 206 NH Route 101, LLC** - Request for a variance from Article IV, Section 275-28A to allow the construction of a retaining wall greater than 6 feet in height within 26 to 40 feet of the edge of Wetland #1 (Riddle Brook) and construction of an underground vault within the 10 feet of the edge of Wetland #1 where 50 feet is required, at 206 NH Route 101, Lots 20-22-14 and 20-22-14-1, Zoned CO.

V. Adjournment

Applicants must be prepared for presentations at 7:00 PM. Any person with a disability who wishes to attend this public meeting and needs to be provided a reasonable accommodation in order to participate, please call Christine Szostak at 792-1304 at least 72 hours in advance.