



DEPARTMENT OF PLANNING, ZONING & CODE
ZONING BOARD OF ADJUSTMENT
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NOTICE OF ACTION
MEETING OF February 21, 2023
CITY OF LACONIA
ZONING BOARD OF ADJUSTMENT

Meridian Properties LLC
32 Artisan Court,
Unit #4 Gilford NH
03246

RE: ZO2023-0005VAR Lafayette St

This is to certify that at the meeting held on February 21, 2023, the City of Laconia Zoning Board of Adjustment voted to **Deny** Application **ZO2023-0005VAR**, request for **Variance** from. Article III (*Districts; Zoning map*) Section 235-14 (Districts established) (C) (Residential Single Family District) Article V (uses) section 235-28 (uses not permitted) Attachment 2, Table 1 (table of permitted uses) to allow For The approval will be based upon the following criteria:

1. Granting the variance would be contrary to the public interest due to the Residents of Lafayette Streets vocalization of not wanting the duplex on this lot.
2. The spirit of the ordinance would not be observed by allowing this variance as it is a residential single-family zone.
3. No substantial justice would be done to allow this variance as it would change the peace and tranquility of all for one.
4. The argument for diminishment of property values was not proven or disproven.
5. Unnecessary Hardship: There is no unnecessary hardship because the lot can be used under the RS zoning ordinance.

CERTIFICATION

I hereby attest that the foregoing is a true and accurate record of the action of the Zoning Board.



Kalena Graham
Acting Director

Date 3/1/23