



**LEBANON ZONING BOARD OF ADJUSTMENT
MAY 6, 2024 - 7:00 PM
COUNCIL CHAMBERS, CITY HALL OR
REMOTE VIA VIRTUAL PLATFORM
LEBANONNH.GOV/LIVE**

1. Call to Order

- A. To participate in this meeting, please [join live via Microsoft Teams](#) or call 1-929-229-5356 (access code: 971 052 264#). If you have trouble accessing this meeting, please [email nathan.reichert@lebanonnh.gov](mailto:nathan.reichert@lebanonnh.gov).

2. Approval of Minutes

- A. April 1, 2024

3. Public Hearing Items

- A. **Lebanon Housing Authority, 31 Romano Circle (Tax Map 101, Lot 20), zoned R2:** Applicant requests a Special Exception from Section 309.2, pursuant to Section 801.3 of the Zoning Ordinance to convert office space connected to an existing 5-unit dwelling into 2 additional dwelling units. **ZB2024-10-SE Continued from 4/1/2024 meeting**
- B. **Patrick Kennelly & Jeanne Roningen, 60 Spencer Street (Tax Map 78, Lot 31), zoned R-3:** The applicants request a Special Exception from Sections 310.2 and Section 310.3, pursuant to Section 801.3 and 703.1 of the Zoning Ordinance, to allow a two-family dwelling by conversion of a one-family dwelling and the expansion of a non-conforming garage structure. **ZB2024-11-SE**

4. Staff Comments

5. Other Business

- A. Review and comment on proposal to amend Section 214 of the Zoning Ordinance re: regulation of governmental uses

6. Adjournment

The order of agenda items is subject to change.

Meetings are open for in-person and remote attendance. Members of the public that wish to attend remotely may do so by going to [LebanonNH.gov/Live](https://lebanonnh.gov/Live) where you will find instructions on how to enter the meeting. Members of the public will be able to participate and ask questions through the City's virtual platform or by phone. Please note: Should technical difficulties occur during the meeting that disrupts virtual or phone connection(s), the meeting will continue without remote access capabilities.

If you have any questions or would like to view the files for the application identified above, please contact the Planning & Development Department by sending an e-mail to planning@lebanonnh.gov, or by calling 603-448-1457, or by visiting the Planning and Development Office located in City Hall during regular work hours, Monday through Thursday, 7AM to 5PM. The application materials will also be posted to the City's website at [LebanonNH.gov/Agendas](https://lebanonnh.gov/Agendas).