Town of Swanzey, New Hampshire
Swanzey Zoning Board of Adjustment (ZBA)
Meeting Minutes – March 17, 2025
Whitcomb Hall, Main Street, Swanzey, NH

Note: Draft Minutes are subject to review, correction, and approval by the Board. Review and approval of Minutes generally takes place at the next regularly scheduled meeting of the Board.

CALL TO ORDER:
Chair Bryan Rudgers called to order the meeting at Whitcomb Hall at 7:00 p.m. Members present: Lisa Thorne, Jay Ward, Ann Karasinski, Bryan Rudgers, and Alternates Joe Parisi, Wayne Lechlider, and Pete Delaney. Also present was Town Planner Adam Paquette.

ABSENT:
Adam Mulhearn, Jessica Ramsey-Sanchez.

OTHERS PRESENT:

SEATING ALTERNATES:
The chair seated Parisi for Ward and Delaney for Mulhearn.

MINUTES:
The meeting Minutes of February 24, 2025 were considered. **Motion** was made by Thorne to approve the minutes as presented. There was no second made. The approval of these minutes will be considered at the next scheduled meeting on April 21, 2025.

The meeting minutes of March 3, 2025 were considered. **Motion** was made by Ward to approve the minutes as presented. There was a second made by Thorne. All were in favor. ***Motion passed.***

PUBLIC HEARING:
ZBA 25-002: Special Exception – Black Belt LLC has requested this application for a special exception to Section V, Article B.2.g to construct a drive-through facility in the Business District. The subject property is at Tax Map 220, Lot 5.

- The Board discusses the applicant's request for a continuance to a date to be determined.
- Paquette reads an email from Mark Beaudry explaining the reasoning behind the requested continuance.
- The Board discussed continuing the meeting until the April 21st meeting.
- Parisi makes a **motion** to continue this hearing until the April 21, 2025 meeting. Karasinski seconds the motion. The Board discusses the timeframe of application submittals and gives consent to extend past the 90-day period to act. The Board discusses the traffic study. Delaney clarifies location of traffic study. All in favor. ***Motion passes.***

OTHER DISCUSSIONS

Election of Officers

- Karasinski **nominates** Mulhearn for the chair position. A second was made by Thorne. All in favor. ***Motion passes.***
- Thorne **nominates** Ward for the vice chair position. A second was made by Karasinski. All in favor. ***Motion passes.***

Discussion on Meeting Start Time

- The Board discussed changing the meeting start time to 6 p.m.
- After discussion, the meeting will continue to be at 7 p.m. every third Monday.

Audio/Video System

- Rudgers and the board discuss potential upgrades to the audio/video experience at Whitcomb Hall.

ADJOURNMENT

Motion to adjourn was made by Thorne and seconded by Delaney and all were in favor. ***Motion passed.*** Adjournment occurred at 7:34 p.m.

Respectfully Submitted,

Adam Paquette, Town Planner

DRAFT