

**AGENDA
ZONING BOARD OF APPEALS**

May 14, 2026
7:00 p.m.

CALL MEETING TO ORDER

ROLL CALL

APPROVAL OF PREVIOUS MEETING MINUTES (September 19, 2025)

NEW BUSINESS

Area Variance

Public Hearing

ZBA #2026-1

Tax Map #211.13-5-1

15 James St.

Owner: Karl & Karen Duell

To allow construction of a gazebo 3 feet from the left side property line where the minimum setback requirement is 10 feet.

ORGANIZATION OF BOARD

Designation of meeting nights and times.

Appointment of Chairperson, Vice Chair Person and Secretary

COMMUNICATIONS

COMMENTS

ADJOURNMENT