



TOWN OF BEDFORD ZONING BOARD OF ADJUSTMENT AGENDA June 17, 2025

Town Meeting Room at BCTV | 6:30 P.M. | 10 Meetinghouse Road

I. Call to Order and Roll Call

II. Approval of Minutes: May 20, 2025

III. Old Business & Continued Hearings:

IV. New Business:

1. **Luca Drondoe (Applicant) and David Hall (Owner)**- Request for a variance under Article III, Section 275-22.A and Table 1 of the Zoning Ordinance to permit a 10'x10'x14' triangular stage within an existing enclosure approximately 5 feet from the side property line whereas 30 feet is required at 155 Route 101, Lot 20-15-1, Zoned CO.
2. **Rich Fredette (Owner & Applicant)**- Request for a variance under Article III, Section 275-22.A and Table 1 of the Zoning Ordinance to permit a detached garage 7.8 feet from the side property line whereas 20 feet is required at 247 Pulpit Road, Lot 5-10-45, Zoned R&A.
3. **William and Lissa Foote (Owners & Applicants)**- Request for a variance under Article III, Section 275-22.A and Table 1 of the Zoning Ordinance to permit the construction of a home addition 18 feet from the side property line whereas 25 feet is required at 14 Pheasant Run, Lot 32-4-16, Zoned R&A.
4. **Robert Golub (Applicant) and Bedford RLG Properties LLC (Owner)**- Request for a variance under Article IV, Section 275-28 of the Zoning Ordinance to permit the filling of a 4,158 square foot isolated wetland to allow for the construction of a 150,000 square foot warehouse building with associated site improvements at 308 South River Road, Lot 24-98-19, Zoned PZ.
5. **Zoning Board Fee Schedule Update**

V. Adjournment

Applicants must be prepared for presentations at 6:30 PM. Any person with a disability who wishes to attend this public meeting and needs to be provided a reasonable accommodation to participate, please call Christine Szostak at 792-1304 at least 72 hours in advance.