

BOLTON BOARD OF APPEALS
Minutes of Meeting
July 18, 2007 at 7:00 P.M.
Bolton Town Hall

Present: Gerard Ahearn, Kay Stoner, Brad Reed, Andy Kischitz, Jackie Smith

HEARINGS

1. Zoning Board of Appeals Rules and Regulations

The Board reviewed the draft of rules and regulations. Tipton noted the changes involve raising application fees for special permit and variance applications to \$100 plus \$6 per abutter on the certified abutters list; adding a new section on the process to amend comprehensive permits; and require submission of photographs for applications. Stoner noted a number of typographic corrections to make as well from the previous regulations involving consistent punctuation, spelling, and formatting of section headings.

On motion by Reed, seconded by Stoner, the Board unanimously voted to approve the regulations with the changes made. Tipton will submit a copy of the regulations to the Town Clerk.

DISCUSSION

2. Regency Affordable Sales Documents

Tipton stated he received a package of information from the agent conducting the affordable sales for the Regency 40B project. The package contained a marketing and outreach plan, a lottery plan, and a lottery application. A condition of the comprehensive permit required the applicant to obtain approval from the Board of Appeals before the lottery is conducted. Tipton also noted there is a condition in Appendix B from the Comprehensive Permit that requires the applicant to obtain approval of the Maximum Initial Sales price from the monitoring agent. Tipton will contact the developer's lottery agent to determine if this approval has been granted and obtain documentation for the Board. The Board will review the submission from the agent at a later date.

3. Minutes

The Board approved the minutes for 6/20/07, noting a minor change to the second topic " Zoning Board of Appeals Rules and Regulations" that pluralizes the second "photograph" to make the sentence "On the suggestion of Kischitz, the Board would also require applicants to supply a photograph or photographs...".