



PLANNING BOARD

TOWN OF BOYLSTON

221 MAIN STREET
Post Office Box 601
BOYLSTON, MA 01505

Minutes Bilazarian Public Hearing

Date: May 5, 2009
Time: 7:30 p.m.
Location: 221 Main Street, Boylston, MA
Chairman: Richard Baker
Recorder: Christine Webster
Members Present: Richard Baker, Raymond Duffy, Jennifer McGrath, Julia Hucknall, Kim Ames

Mr. Baker opened the Public Hearing on the application of Seth Bilazarian for approval of a subdivision plan for division of one existing lot into two lots. Present for the hearing were Seth Bilazarian, Attorney Joel Greene and Mark Wheeler of David Ross Associates.

Lot one will contain a two family structure and lot two will contain a duplex, both pre-existing on the single lot. Mr. Green stated that the Zoning Board of Appeals granted a variance allowing the reduced frontage and lot size.

Ms. Ames asked who issued the Building permit for the duplex and how the billing of real estate tax is handled. Mr. Greene stated that one tax bill is issued listing two assessed lots.

Ms. Hucknall asked what is currently on lot one. Mr. Greene stated the Bilazarian's original home, which is now a two-family.

Mr. Greene submitted a draft decision with findings.

Ms. Hucknall made a motion to accept the suggested findings and approve the subdivision; Ms. Ames 2nd the motion. A roll call was taken:

Kim Ames-Yes	Raymond Duffy-Yes
Richard Baker-Yes	Jennifer McGrath-Yes
Julia Hucknall-Yes	

Subdivision approved.
Hearing adjourned at 8:25 p.m.

A roll call was taken:

Kim Ames – Yes

Richard Baker – Yes

Julia Hucknall – Yes

Raymond Duffy – Yes

Jennifer McGrath – Yes

Meeting was adjourned at 8:25

