

June 2, 2014

TO: Distribution

FROM: Chuck H.

SUBJECT: ZBA Special Permit Applications

This outlines the decisions reached at the May 28, 2014 Zoning Board of Appeals meeting and the agenda for the June 25, 2014 meeting.

May 28, 2014 Decisions:

1. **APPROVED: GREG EHRMAN AND CHRIS ALLEY FOR RICHARD KAUFFMAN; Article 8 Section 8.3; 20 Chappaquoit Rd.; Map 24 Lot 211:** Re-open the public hearing for a revised Special Permit that was issued on 7/24/13 under Chilmark's Zoning By-Law Article 8 Section 8.3. The following approximate dimensions apply to the proposal: The approved plan had a 406 sq. ft. garage with an attached 133 sq. ft. fenced open utility area with a pergola to a detached 116 sq. ft. storage shed (total 655 sq. ft.) sited north of the new main house and detached dwelling. The proposed changes call for a 560 sq. ft. garage with an attached 168 sq. ft. fenced open utility area (total 728 sq. ft.) and no detached storage shed sited north of the new main house and detached dwelling. The area of the proposed garage and fenced open utility area is smaller than the larger 854 sq. ft. as-built structure and fenced open utility area with no detached storage shed. The shape of the as-built footprint of the detached dwelling that is 10.6 feet from the east lot line is also different than the shape of the approved footprint.
2. **APPROVED: GEORGE SOURATI FOR SWB LIMITED PARTNERSHIP; Article 11 Section 11.6A.2.b.i.a.; 8 Greenhouse Road; Map 33 Lot 30:** Construct a 170 sq. ft. elevated deck in the shore zone. This addition combined with the special permit issued on 11/28/12 for 80 sq. ft. of additions in the shore zone reaches the maximum cumulative total of 250 sq. ft. for expansions allowed in the shore zone with a special permit.

June 25, 2014 Agenda

1. **REID SILVA FOR RONNIE PLANALP REVOCABLE TRUST; Article 4 Section 4.2A3; 275 South Rd.; Map 24 Lot 163.4:** Construct and maintain a 60' X 120' tennis court and fencing in a location that meets the minimum 50-foot setback distance from the lot lines. The tennis court is within the South Road Roadside District.

