

October 29, 2015

TO: Distribution

FROM: Chuck H.

SUBJECT: ZBA Special Permit Applications

This outlines the decisions reached at the October 20 Zoning Board of Appeals meeting. There are no applications for November and the December meeting is scheduled for Thursday, December 17 @ 5:00 PM due to the holidays.

All four Nab's Corner lot recipients have now received their ZBA Special Permits.

October 20, 2015 Agenda

1. **APPROVED: DENNY JASON; Article 6 Section 6.9; 14 Ridge Hill Rd.; Map 11 Lot 46.4:** Create a buildable homesite lot on town-owned land off South Road and build a single-family residence Nab's Corner). The lot is approximately 1.53-acres. The applicant will lease the property from the Town of Chilmark for a 99-year term.
2. **APPROVED: GERRY CATON; Article 6 Section 6.9; 11 Ridge Hill Rd.; Map 11 Lot 46:** Create a buildable homesite lot on town-owned land off South Road and build a single-family residence Nab's Corner). The lot is approximately 1.53-acres. The applicant will lease the property from the Town of Chilmark for a 99-year term.
3. **APPROVED: BILLY MEEGAN FOR STUART KATZ & JANE MARTIN; Article 6 Section 6.6; 1 North Ridge Rd.; Map 18 Lot 30:** Construct a screened porch in a location that is approximately 38 feet from the west lot line. This location does not meet the minimum 50-foot setback distance from the lot line. The project is in the Meetinghouse Road and Tiasquam River District.
4. **APPROVED: JOE WAHLER FOR 3SDS, LLC; Article 4 Section 4.2A3; 11 Round Pond Rd.; Map 35 Lot 1.4:** Construct a heated, built-in pool that is approximately 20' X 60' with a deck and four-foot high pool enclosure. The pool equipment will be located in an underground vault. The existing solar array will offset the power used by the pool heater and equipment.
5. **APPROVED: CHRIS ALLEY FOR ALAN RAPPAPORT; Article 6 Section 6.11B2; 61 Hammett Rd.; Map 9 Lot 5:** Add approximately 97 sq. ft. of living space to the existing single-family residence with 5,310 sq. ft. of living space. The total area of living space on the 3.2-acre parcel with the addition will be 5,407 sq. ft. The maximum allowable area by Special Permit is 6,000 sq. ft.