

**Franklin Zoning Board of Appeals
For Meeting Held On
Thursday, April 30, 2015
355 East Central Street
Franklin, MA 02038**

**Members Present
Bruce Hunchard
Robert Acevedo
Timothy Twardowski**

1312 and 1330 – 1342 West Central Street - Acme Jazz, LLC

Abutters: See attached

Applicant is seeking a building permit to construct a 280 unit multi-family development. The building permit is denied without a comprehensive permit from ZBA. Appearing before the board is Atty. Mark Vaughn, representing the applicant Acme Jazz, LLC and Atty. Mark Bobrowski, representing the Town of Franklin. Atty Mark Bobrowski has submitted a favorable decision for the development. After a brief overview of the decision Tim Twardowski motioned to approve as submitted in the draft approval. Second by Robert Acevedo. Unanimous by board.

610 Maple Street - Jim O'Connell

Abutters: None

Applicant is seeking to construct an addition 26' from the side lot line where 35' is required. The building permit is denied without a variance from ZBA. Appearing before the board is Clay Reeder, Contractor for the homeowner. Mr. Reeder: Back in September a tree fell on this house and there was an 8 X 8 addition on the right side that was knocked off of the house. The applicant would like to take advantage of the opportunity and make the room a little bit bigger. Board: So you are proposing to replace what was there? Mr. Reeder: No, on the right side of the house there was an 8 X 8 addition we are going to still go out to the right 8 feet but we want to go back 16 feet so we are just adding an additional 8 feet towards the back. Board: O.K. Motion by Tim Twardowski to close the public hearing. Second by Robert Acevedo. Unanimous by board. Motion by Robert Acevedo to grant a 9 foot variance down to 26 feet where 35 feet is required for the proposed addition at 610 Maple Street as shown on a plan dated March 20, 2015 by Land Planning Inc., Hartford Avenue, Bellingham, MA.

Motion by Robert Acevedo to approve the minutes of March 19, 2015. Second by Tim Twardowski. Unanimous by board.

Motion by Robert Acevedo to approve the minutes of April 2, 2015. Second by Tim Twardowski. Unanimous by board.

Motion by Robert Acevedo to adjourn. Second by Tim Twardowski. Unanimous by the board.

Signature _____

Date _____