

**MINUTES
ZONING BOARD OF APPEALS
JULY 11, 2008**

The members met at Stow Town Building at 9:00 a.m. for the purpose of conducting site visits to the properties that were the subject of public hearings on July 7th. Members present at the Town Building were John Clayton, Edmund Tarnuzzer and William Byron (associate).

394 Great Road - Kristin and Kurt Benedict - The members walked from the Town Building to the subject property and were joined by Ms. Benedict. She explained that the proposed shed dormer with small windows would be added to the easterly side of the roof (that adjacent to The Store) to provide needed headroom in the existing bathroom. Two separate pop-up dormers will be added to the westerly side with windows in line with those on the first floor. The members noted that the house is quite small and compact.

122 White Pond Road - Sonja Furneaux - Upon returning to the Town Building, the members traveled by automobile to White Pond Road to be joined by Ms. Furneaux. The property is sited on the side of a hill that rises sharply behind the dwelling. The base of the rise is very close to the small dwelling. Ms. Furneaux explained that the hill will be dug out and stabilized to create the distance needed to accommodate the proposed addition. The small rear section of the existing dwelling now used for storage will be demolished and that space will be incorporated into the addition that will be constructed toward the southerly lot line.

Upon leaving White Pond Road, the members stopped by Michele Shoemaker's house and found her home. She accompanied the others to the Town Building to join the discussion that commenced at 9:43 a.m.

394 Great Road - Benedict - On motion of Mr. Clayton, second by Mr. Tarnuzzer, it was voted unanimously by the four members present to grant the requested special permit to allow the addition of roof dormers to the existing dwelling.

122 White Pond - Furneaux - On motion of Mr. Tarnuzzer, second by Mr. Clayton, it was voted unanimously by the four members present to grant the special permit to allow an addition to the existing dwelling. On motion of Ms. Shoemaker, second by Mr. Clayton, it was voted unanimously by the four members present to grant the requested side yard setback variance to allow the construction.

Alan & Julie Fish - The members were informed that there has been a filing for a three-foot side yard setback variance at 63 Robert Road. The Board had earlier granted a five-foot variance that was appealed by a neighbor. Mrs. Fish has informed the Board that the neighbor would not have objection to a three-foot variance, hence the new filing. The hearing was scheduled for August 4th. Members who participated in the first hearing (Clayton, Tarnuzzer, Shoemaker, Byron and Fletcher) were expected to hear the latest petition.

The meeting was adjourned at 9:55 a.m.

Respectfully submitted,
Catherine A. Desmond
Secretary to the Board