

STURBRIDGE ZONING BOARD OF APPEALS

MINUTES OF

Wednesday, February 21, 2007

Present:

Theophile Beaudry
Mary Blanchard
Robert Cornoni
Pat Jeffries
Bruce Sutter
Ginger Peabody, Chairman

Absent: Marge Cooney

Also Absent : Diane Trapasso, Administrative Assistant

G. Peabody opened the meeting at 7:00 PM.

G. Peabody read the agenda.

APPROVAL OF MINUTES

Motion: to approve the draft meeting minutes of December 13, 2006 by M. Blanchard

2nd: R. Cornoni

Discussion: None

Vote: 4 – 0 – 2(P. Jeffries and B. Sutter abstained)

Motion: to approve the Executive Session minutes kept in confidence of December 13, 2006

2nd: R. Cornoni

Discussion: None

Vote: 4 – 0 –2(P. Jeffries and B. Sutter abstained)

CORRESPONDENCE

G. Peabody acknowledged the following correspondence:

Letter dated 2/2 2007 from Waterman Design

Re: Construction Progress Reports for Crescent Gate

Letter dated 1/8/2007 from the Town Administrator, James Malloy

Re: Fiske Hill Commons

Letter dated 1/18/2007 from Department of Housing & Community Development

Re: Chapter 40B Subsidized Housing Inventory

Memorandum from J. Malloy, Town Administrator dated 1/25,2007

Re: MHC PPF Grant

Memorandum from Board of Health

Re: Outdoor Wood Burning Boilers

PAUL & MARTHA GIROUARD – 129 SHORE ROAD REQUEST FOR A DETERMINATION.

The applicant is requesting a Determination to allow an existing overhang area to be enclosed and used for living space.

Mr. Girouard spoke on his own behalf.

Motion: made by M. Blanchard to grant a Determination on the plans that the application does not intensify or create additional non-conformities, and the owner may apply for a building permit for the described activities as shown on the attached survey forthwith.

2nd: P. Jeffries

Discussion: None

Vote: 5 – 1 (G. Peabody)

OLD/NEW BUSINESS

None

At 7:20 PM a motion was made by M. Blanchard to enter into executive session under Chapter 39 § 23B, Paragraph 3 for the purpose of discussing strategy with respect to collective bargaining or litigation and not to reconvene in open session.

Vote: T. Beaudry – yes
M. Blanchard – yes
R. Cornoni – yes
P. Jeffries - yes
G. Peabody – yes
B. Sutter - yes