

Zoning Board of Appeals

Minutes of the Meeting

And

Robert E. Dunn - Special Permit

November 8, 2007

Present: Philippe Chevalier, Chairman, Matthew Colangelo, Vice Chairman, Barbara M. Deschenes, Linda Ann Isgro, and Charles Witkus

Absent: Paul Trippi and Paul Hennessey

The meeting was called to order at 7:15 p.m. by Phil Chevalier at the Mixter Municipal Building. Mr. Chevalier read the Public Hearing Notice into the minutes.

The meeting was turned over to Attorney Novak, on behalf of Mr. Dunn, requesting a Special Permit for 44 Worcester Street, West Boylston, MA, a previously condemned building which was razed. Attorney Novak presented current engineering plans and explained that Mr. Dunn's intentions are to hold the title as investment property. Attorney Novak continued to explain that the two (2) single family units would be semi-attached, that the rental units are in an affordable range, that they are in full compliance with the Town of West Boylston and has approval from the Conservation Commission. Mr. Witkus asked about the number of parking spots and Mr. Dunn replied that there would be two (2) on each side. Mr. Witkus asked about additional vehicles and Mr. Dunn explained that they could use the parking spots at his garage across the street. Mr. Brodeur, Building Inspector, said that he is satisfied and produced conditions from the Conservation Commission and DCR. Mr. Don DeMarsh said that in regards to asbestos and hazardous waste concerns, he felt that the property design is a plus. Mr. Chevalier closed the public hearing at 8:30 p.m. and the board will deliberate.

Ms. Isgro questioned the sewer designs for hook-up for 2 units and if the lot was undersized for 2 families. Mr. Chevalier had questions regarding rental property on state road (Route 12).

Mr. Colangelo motioned to grant a Special Permit to Mr. Dunn. Ms. Deschenes 2nd the motion. Roll call, all yes. Meeting adjourned at 8:40 pm.

Respectfully submitted:

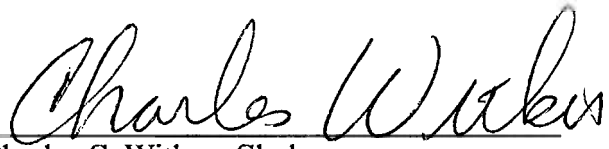
Donna Jean Ramonas, Secretary

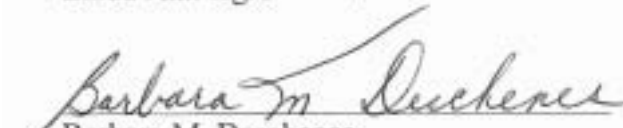
Philippe W. Chevalier, Chairman

Matthew P. Colangelo, Vice Chairman

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Linda Ann Isgro


Charles C. Witkus, Clerk


Barbara M. Deschenes

Minutes accepted on June 4, 2009