

Zoning Board of Appeals

Minutes of the Meeting

Helen and Bradford Shaw - Variance - Continuation

April 7, 2011

Present: Linda Ann Isgro, Chairman, Mr. Charles Witkus, Vice-Chairman, Barbara Deschenes, Clerk, Matt Colangelo and Phil Chevalier

Absent: Paul Trippi and Paul Hennessey

Ms. Isgro called the meeting to order at 7:12 p.m. She discussed new business, thanked the members for their support, update 40-B status, annual report and town performance review.

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At 7:15 p.m., Ms. Isgro turned the meeting over to Mr. Chevalier. Mr. Chevalier explained the re-organization of the board at the last meeting and the continuation of deliberations and asked if the applicant had any further documents. Mr. Witkus asked if there was any hardship to the land and discussed the larger plan. Ms. Isgro and Mr. Colangelo discussed the lot frontage on the three lots. Mr. Chevalier discussed special permits and explained that if a hardship was presented, it could be voted on for a special permit, and however, staggering three houses would not be considered a hardship. Ms. Isgro questioned the surrounding property and whether it gave relief to frontage requirements. Mr. Witkus had questions for Mr. Shaw regarding the long lots.

Mr. Colangelo motioned to grant a variance in accordance with the plan dated November 15, 2010. Ms. Deschenes 2nd the motion. Roll call vote: Ms. Deschenes, no, Mr. Colangelo, no, Mr. Witkus, yes, Ms. Isgro, no, Mr. Chevalier, no. Motion does not carry. Hearing was closed at 7:35 p.m.

Other business:

40-B taken under advisement Chapa's monitoring of foreclosure with Affia's affordable unit. Discussion of affordable housing and present available funds, along with account activity from five years back presented by Mr. Chevalier.

Approval of Minutes:

March 10, 2011 and March 24, 2011 were approved with changes. All in favor.

The hearing was closed at 8 p.m.

Next meeting, May 12th at 7 p.m.

Respectfully submitted:

Donna Jean Ramonas, Secretary

Minutes approved and accepted on _____

Barbara Deschenes, Clerk