



TOWN OF WEST BOYLSTON ZONING BOARD OF APPEALS

127 Hartwell Street * West Boylston MA 01583 * zba@westboylston-ma.gov

MEETING MINUTES

May 17, 2012

Chairman: Linda Isgro

Members Present: Barbara Deschenes, Charles Witkus, Philippe Chevalier, Matthew Colangelo

Others Present: Stephen Hart (Associate Member)

The meeting was called to order at 7:07 p.m.

Mr. Witkus made a motion to accept the April 19, 2012 Meeting Minutes; Ms. Deschenes seconded. All in favor; none opposed.

New Business/Old Business/Reports from Boards

Each member was given a Handbook for Elected and Appointed Officials for the Town of West Boylston 2012, amended April 27, 2012 by Kim Hopewell. Mr. Witkus and Ms. Deschenes received their book at the annual breakfast. Ms. Isgro told the members that they need to sign the form to show they received it, which will then be given to Kim Hopewell. The members were also given a memorandum from Kopelman and Paige regarding the Open Meeting Law – A Checklist and Sample of Notices and Votes. Ms. Isgro said the two major changes were emails and what constitutes moderating correspondence emails and deliberations. She said it is a very narrow and strict window at this point and is strictly related to agenda items; nothing about the matter being voted or discussed; just about time, inclusion, or non-inclusion. Anything out of that scope is considered a violation.

As a follow-up from the last meeting, Melanie sent Mark Brodeur an email regarding the Buono change. Ms. Isgro said it is her understanding that the decision does not need to be amended.

Article 14 on the Town Warrant was discussed. It appropriates \$11,000.00 of the Community Preservation Funds for a regional housing specialist. She said that when last discussed, the board agreed that we did not feel the need for that expense. Mr. Witkus asked if Leon had been notified of the board's



feelings. Ms. Isgro said yes, that she sent a letter to Leon and also the Planning Board when it came before them. She further said she thought Leon and the Planning Board were in favor of it because they felt as though there were benefits to it. Ms. Isgro said we are merging with Boylston and Sterling. The salary is prorated according to the number of SHIs each town has on the inventory, and because West Boylston has the greatest number, we would be paying in \$11,000.00 range, whereas the other towns are paying in the \$3,000.00 range. Mr. Chevalier said it doesn't specify in the Article if it is regional or not and asked Ms. Isgro if they definitely went regional or it is just West Boylston. Mr. Witkus said we should stand at the town meeting and say we do not agree with that Article. Mr. Chevalier said, because of the type of Article, we as a board would have to give notice to the moderator, but we can stand and make our recommendation and explain our recommendation. Ms. Deschenes said she thought the fault we had was that the cost for our town was twice as much as the other towns involved. Mr. Chevalier said his fault is that \$4,000.00-\$5,000.00 was spent on the original plan that was never filed. The Zoning Board was the group that promoted that a plan be implemented. Having a plan would help the board with some control when a 40B is being applied for. Once there is a plan that has been accepted by the state, the board has the ability to modify it and allows us to reach 10% with some control over it. Mr. Colangelo said it is money being spent where we don't need it and believes we will eventually have to fund it. Ms. Isgro said once we issue a comprehensive permit, Mass Housing monitors one aspect while DCHD monitors another. The agencies are already doing the yearly monitoring and she feels we don't need to hire another person to do what is already being done by the state agencies. Mr. Chevalier made a motion to notify the moderator that the Zoning Board of Appeals would like to make a recommendation on Article 14 at the town meeting and that the recommendation would be not to fund it; Mr. Colangelo seconded the motion. The vote was as follows: Mr. Hart – yes; Ms. Deschenes – yes; Mr. Witkus – yes; Ms. Isgro – yes; Mr. Colangelo yes; Mr. Chevalier – yes.

A letter regarding 68 Newton Street was received. It is being distributed for informational purposes only. Because it is not on the agenda it will not be discussed, but will be addressed at the next meeting.

Ms. Isgro updated the members on payment of invoices and the accounts.

Election of Officers:

Nominated for Chairman were Ms. Isgro and Mr. Chevalier. The vote was 3 for Mr. Chevalier (Ms. Deschenes, Mr. Colangelo & Mr. Chevalier); 2 for Ms. Isgro (Mr. Witkus & Ms. Isgro).

Nominated for Vice Chairman were Mr. Witkus and Mr. Colangelo. The vote was 3 for Mr. Witkus (Ms.

Deschenes, Mr. Witkus & Ms. Isgro; 2 for Mr. Colangelo (Mr. Chevalier & Mr. Colangelo).

Nominated for Clerk was Ms. Deschenes. All members voted yes for Ms. Deschenes.

Ms. Isgro made a motion to adjourn; Mr. Hart seconded; all in favor. The meeting was adjourned at 7:43 p.m.

Respectfully submitted,

Melanie Rich, Secretary

Date Accepted:

August 17, 2012

By:

Barbara M Deschenes

 