**ZONING BOARD OF APPEALS**

MINUTES

Public Hearing – Regular Meeting

**August 16, 2018**

7:30 P.M. Main Level Meeting Room

**MEMBERS PRESENT:** Mr. Bowman, Mr. Horan

**MEMBERS ABSENT:** Mr. Peterson, Mr. Wyant

**ALTERNATES PRESENT:** Mr. Wildman, Mr. Gunnip

**STAFF PRESENT:** Ms. White

**OTHERS PRESENT:**

**PUBLIC HEARING(S):**

Mr. Bowman called the meeting to order at 7:30 p.m.

SEATED: Mr. Bowman, Mr. Horan, Mr. Gunnip, Mr. Wildman

**ZBA-1057: Appeal by Fleischmann, 219 Roxbury Rd, of a decision by the ZEO to issue a permit for installation of a driveway and fence on property owned by Tunis, 227 Roxbury:**

Ms. White read the email dated August 16, 2018 from Atty. Woermer requesting an extension for this public hearing at the next regularly schedule ZBA Meeting on September 20, 2018.

**MOTION:** To continue the public hearing at the regularly scheduled meeting of September 20, 2018, for application **ZBA-1057:** Appeal by Fleischmann, 219 Roxbury Rd, of a decision by the ZEO to issue a permit for installation of a driveway and fence on property owned by Tunis, 227 Roxbury, By Mr. Wildman, seconded by Mr. Horan, passed unanimously.

**ZBA-1058: Request of Cowles, 210 West Shore Rd, for a Special Exception/Section 12.1.1-Structure (Wetlands & Watercourse Setbacks), to tear down existing shed and rebuild with slightly larger footprint w/in 50ft of a water body:**

Ms. White stated that Mr. Reighard, agent for the property owner, sent an email dated August 14, 2018 requesting an extension for this public hearing to be continued at the regularly scheduled September 20, 2018 ZBA Meeting.

**MOTION:** To continue the public hearing at the regularly scheduled meeting of September 20, 2018, for application ZBA-1058: Request of Cowles, 210 West Shore Rd, for a Special Exception/Section 12.1.1-Structure (Wetlands & Watercourse Setbacks), to tear down existing shed and rebuild with slightly larger footprint w/in 50ft of a water body, By Mr. Horan, seconded by Mr. Gunnip, passed unanimously.

**CONSIDERATION OF THE MINUTES:**

Mr. Bowman stated that he had sent amendments to the Minutes of the July 19, 2018 Meeting to Ms. White earlier this week in order to clarify the following:

Page 2, Paragraph 5, 5th sentence should read:

The applicant is requesting **the removal** of any language in **his** title that states that the dirt road on Mr. Fleischmann’s property is **within** and easement serving lots 5 & 6.

Page 3, Paragraph 10 should read:

The Commissioners looked at the backup documentation provided with the application, **and determined it to be lacking sufficient detail and information regarding the exact size and location of the proposed shed.**

**MOTION:** To approve the July 19, 2018 Regularly Scheduled Meeting for ZBA as amended, passed by 4-1 by Mr. Gunnip, seconded by Mr. Horan passed with 4-0 vote.

**ADJOURNMENT**

**MOTION:** To adjourn the meeting at 7:32 p.m., passed unanimously

**Recordings of this meeting are available in the Land Use Office upon request.**

**Filed Subject to Approval.**

**Submitted by:** \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

 Shelley White, Land Use Clerk

August 20, 2018