

MINUTES OF BOARD OF APPEALS MEETING OF November 5, 2013: Town Hall Banquet Room

I. ADMINISTRATIVE BUSINESS

Chairman Peter DeTerra – Opened the meeting at 6:00 p.m.

Quorum/Attendance

Members Present – Chairman Peter DeTerra, Fran Cox, Jr., Daryl Manchester, Ken Kendall (Assoc.) and Jaime DeSousa (Assoc.)

Minutes: Chairman DeTerra asked for a motion to accept the minutes of October 1, 2013. Mr. Cox, Jr. motioned to accept the minutes. Mr. Kendall seconded. The vote was unanimous.

II. PUBLIC HEARING:

1. Petitioner: Pho Le Tieu, 3 Hidden Drive, Plat 39, Lot 27C, Book 10802 and Page 284;
198-28 G: Special Permit is required for construction of a single-family dwelling in the Nasketucket River Basin.

This is a continued hearing from October 1, 2013. The petition was read and there were 11 abutters notified. The petitioner was represented by Richard Riccio, P.E. of Field Engineering, Inc. of Mattapoisett. The petition is to construct a four-bedroom ranch style dwelling with a two-car garage and a bonus room above the garage. The site plans have Board of Health and Conservation Commission approval.

No one spoke in favor or against the petition.

Mr. Cox, Jr. motioned to grant the Special Permit; Mr. DeSousa seconded.
Members voting to grant the Special Permit: Mr. DeTerra, Mr. Cox, Jr., Mr. Manchester, Mr. Kendall and Mr. DeSousa.
Members voting not to grant the Special Permit: None

The Special Permit is GRANTED with a vote of five (5) in favor and none (0) opposed.

2. Kristine H. Audette, 42-44 Spring Street, Plat 11, Lots 102 & 103, 110, Book 10075 and Page 236;
198-22-A1: 420 square feet over the maximum allowed 700 square feet for an Accessory Structure in a RA District.

The petition was read and there were 48 abutters notified. The petitioner stated the petition is to construct a detached two-story garage for storage of vehicles, yard goods and other materials.

No one spoke in favor or against the petition.

Mr. DeSousa asked the height of the structure. Mr. Fostin, Building Commissioner, stated the ridge is 24' and the height will not exceed that of the principal structure on the lot.

Mr. Cox, Jr. motioned to grant the Variance; Mr. DeSousa seconded.
Members voting to grant the Variance: Mr. DeTerra, Mr. Cox, Jr., Mr. Manchester, Mr. Kendall and Mr. DeSousa.
Members voting not to grant the Variance: None

The Variance is GRANTED with a vote of five (5) in favor and none (0) opposed.

3. James & Elizabeth Hickox, 184 Dogwood Street, Plat 43B, Lots 190 & 192, Certificate #22615; 198-22-A1: 198 square feet over the maximum allowed 700 square feet for an Accessory Structure in a RR District. 198-18: 8% over the maximum allowed lot coverage of 15% in a RR District.

The petition was read and there were 43 abutters notified. The petitioner stated the petition is to construct a master bedroom addition and re-arrange interior walls to allow for an interior access to the basement. At present they must go outside the house to enter the basement through the bulkhead door. The number of bedrooms will remain at two. The petition is also to construct a one-story detached 26'x32' (832 square feet) garage for storage of goods. The request for the house addition and garage place the lot coverage at 8% greater than the 15% allowed in a RR District.

Speaking in favor: Gregory Belcher, 96 Cottonwood Street.

Written statement in favor from Siobhan Henebury, 181 Dogwood Street. The letter is part of this record.

Written statement in favor from Paul Clapp & Mary Nardone, 19 Cherrystone Road. The letter is part of this record.

Written statement in favor from Robert & Marjorie Joseph, 15 Cherrystone Road. The letter is part of this record

Mr. Cox, Jr. motioned to grant the Variance; Mr. DeSousa seconded.

Members voting to grant the Variance: Mr. DeTerra, Mr. Cox, Jr., Mr. Manchester, Mr. Kendall and Mr. DeSousa.

Members voting not to grant the Variance: None

The Variance is GRANTED with a vote of five (5) in favor and none (0) opposed.

III. OTHER BUSINESS: None

ADJOURNMENT

Mr. DeSousa moved to adjourn the meeting. Mr. Cox, Jr. seconded. The vote was unanimous. The meeting was adjourned at 6:15 PM.

Respectfully Submitted,
Patricia Fowle, Secretary