



Board of Appeals

Town Hall • 40 Center Street • Fairhaven, MA 02719

MEETING NOTICE

Join the Zoom Meeting

<https://zoom.us/j/94115137952?pwd=MXpoVWpKTFBEUmluT1pWSCtiVzJCOT09>

or call 1-929-205-6099 Meeting ID: 941 1513 7952 Passcode: 361259

DATE AND TIME: Wednesday March 6, 2024, at 6:00 p.m.
MEETING: Public Hearing In-Person in Banquet Room or via Zoom

On March 24, 2023, the bill to extend Open Meeting Law regulations governing remote participation has passed MA legislation and been signed by the Governor. This bill will allow remote and hybrid meeting options for public bodies through March 31, 2025.

Pursuant to an amendment to Town Bylaw Chapter 50 § 13, all government meetings are available through web/video conference and are recorded.

I. ADMINISTRATIVE BUSINESS

1. Quorum/Attendance
2. Acceptance of the February 6, 2024, meeting minutes

II. PUBLIC HEARINGS:

1. REF#: ZBA-023-029: 3 Birchfield Street, Map 24, Lot 280. Applicant: Brian Slowik Owner: Slowik Family Trust. Applicant seeks a Special Permit for storage of a mobile home and for occasional occupation longer than forty-eight (48) hours consecutively, pursuant to Fairhaven Zoning Bylaw 198-16 Use Regulation Schedule, footnote 8. In accordance with Fairhaven Zoning Bylaw 198-8 Special Permit, A. this permit shall be subject to additional conditions, safeguards and limitations on time, space, and use as the board may reasonably require. — ***Last continued from February 6, 2024, Applicant requests to be continued to the April 2, 2024 meeting.***
2. REF#: ZBA-024-003: 11 Delmont Street, Map 28B Lot 715 and Map 29, Lots 6C & 8. Applicant and Owner: Mark Blouin. Applicant seeks 1. An 84 sq. ft. Variance for the construction of a 784 sq. ft. garage, as compared to the maximum 700 sq. ft., pursuant to Fairhaven Zoning Bylaw 198-22 Accessory Buildings and Uses A. (1) and 2. A 2 ft. Variance for the height of the garage to be 28 ft. as compared to the maximum 20 ft., pursuant to Fairhaven Zoning Bylaw 198-22 Accessory Buildings and Uses A. (2). ***Continued from the February 6, 2024 meeting.***

(There was a scribe's error regarding the height of the garage on the February 6, 2024 Agenda which is corrected for the March 6, 2024 Agenda. Abutters were renoticed with the corrected information.)

3. REF#: ZBA-024-005: 11 Fishermans Road, Map 43A, Lots 186, 187, and 188. Applicant: Lev Bronstein Owner: Lev Bronstein and David A. Hirsh. Applicant seeks a finding from the Board under MGL 40A, § 6, to allow an increase of area of a nonconforming use by replacing the existing single-family residence and shed with a new 2,188 sq. ft. two-story single-family residence with the addition of an 810 sq. ft. semi-detached garage, and that the addition is not more substantially detrimental than the existing nonconforming use to the neighborhood.
4. REF#: ZBA-024-006: 5 Gilbert Street, Map 29A, Lots 236 and 238 - 242. Applicant: Bruce Penn Owner: Bruce H. & Deborah J. Penn. Applicant seeks a finding from the Board under MGL 40A, § 6, to allow an increase of area of a nonconforming use and replace the existing rear porch with a 135 sq. ft. three season room and adjoining stairs, and that the addition is not more substantially detrimental than the existing nonconforming use to the neighborhood.
5. REF#: ZBA-024-007: 227-229 Huttleston Avenue, Map 28, Lot 1. Applicant: Kevin Fournier Owner: Town of Fairhaven. Applicant seeks a Variance to build a 20 ft. x 20 ft. shed in the front parking lot of the property as opposed to the rear, pursuant to 198-22 Accessory Buildings A (3).