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FAIRHAVEN,
MASS.



Board of Appeals

Town Hall • 40 Center Street • Fairhaven, MA 02719

MEETING NOTICE

Join Zoom Meeting

<https://zoom.us/j/94115137952?pwd=MXpoVWpKTFBEUmluT1pWSCtiVzJCQT09>

or call 1-929-205-6099

Meeting ID: 941 1513 7952

Passcode: 361259

DATE AND TIME: Tuesday, July 5, 2022 at 6:00 p.m.
MEETING: Public Hearing In-Person in Banquet Room or via Zoom

I. ADMINISTRATIVE BUSINESS

1. Quorum/Attendance
2. Acceptance of Minutes – June 7, 2022

II. PUBLIC HEARINGS:

1. REF#: ZBA-022-009: 55 Orchard Street, Map 28B, Lots 410 & 411. Applicant & Owner: Despina Moran-Devlin. Applicant seeks (1) an appeal of the Building Commissioner's Stop Work Order dated 11/15/21; (2) a variance from the minimum side setback of five feet to the proposed 2.7 feet, pursuant to Fairhaven Zoning Bylaw 198-18 and; (3) a finding from the Board under M.G.L. 40A, § 6, for the expansion of an existing nonconforming use to construct a 22'.8"x 18'.7" carport and 37'.5"x9'.5" deck, and that the additions are not substantially more detrimental than the existing nonconforming use to the neighborhood. – *Continued from April 5, 2022.*
2. REF#: ZBA-022-021: 39 Nelson Avenue, Map 43, Lots 224 & 225. Applicant & Owner: Stephen Taylor. Applicant seeks a finding from the Board under MGL 40A, § 6, for the reconstruction of a residence. The existing dwelling and detached garage will be removed, and a new 38' x 44' FEMA compliant single-family residence is proposed for the site. The applicant seeks a finding that alterations are not substantially more detrimental than the existing nonconforming use to the neighborhood.

3. REF#: ZBA-022-023: 129 Adams Street, Map 24, Lot 11. Applicant & Owner: Thomas Dias. Applicant seeks a variance to construct a 960 square foot accessory garage, where Fairhaven Zoning Bylaw 198-22 A. (1) allows only 700 square feet.
4. REF#: ZBA-022-024: 5 Rivet Street, Map 31A, 55. Applicant & Owner: Brandon & Nicole Chase. Applicant is requesting a variance for a 1,296 square foot accessory garage, where Fairhaven Bylaw 198-22 A. (1) allows only 700 square feet.
5. REF#: ZBA-022-025: 3-5 Indian Way, Map 29, Lot 14B. Applicant & Owner: Abner Pinto. Applicant seeks a Special Permit for a Home Occupation contracting business, pursuant to Fairhaven Zoning Bylaw 198-23. B.
6. REF#: ZBA-022-026: 31 Bernese Street, Map 29A, Lots 341. Applicant & Owner: James & Karen Surprenant. Applicant seeks a finding from the Board, under M.G.L. 40A, § 6, to determine if the construction of a 14'x 30' detached garage to a pre-existing non-conforming use is not substantially more detrimental than the existing nonconforming use to the neighborhood.
7. REF#: ZBA-022-027: 108 Center Street, Map 10, Lot 174. Applicant & Owner: Manuela Jorgensen. Applicant seeks a finding from the Board under M.G.L. 40A, § 6, for the expansion of an existing nonconforming use to extend a deck 6' x 12' (72 square feet), and that the additions are not substantially more detrimental than the existing nonconforming use to the neighborhood.