



TOWN OF SALISBURY

Zoning Board of Appeals Hearing

Colchester Room @ Town Hall, 5 Beach Rd

MEETING MINUTES – SPECIAL PUBLIC HEARING

Hearing Date: November 6, 2017 @ 7:00 pm in the Colchester Meeting Room

Members Present: Susan Pawlisheck (Chairperson), Kevin Henderson, Joseph Stucker, Derek DePetrillo, Linda Tremblay.

Members Not Present: None

Staff Present: Scott Vandewalle, Zoning Officer/Building **(Inspector)**.

Chairperson Pawlisheck **(Chair)** called the meeting to order @ 7:00 pm.

1. Continued Public Hearing

- A. Case No. 17-16 Petition for Relief by Variance** regarding a front setback dimension; to replace a non-conforming one story porch with a slightly larger foot print two story addition.

Address: 15 Second Street

Applicant: Stephen Spaulding and Helen Mahan

Chairperson Pawlisheck (Chair) opened the case and explained that Ms. Tremblay would have to recuse herself, being a direct abutter, therefore there is only a (4) member board; applicant can choose to go forward or wait. Mr. Spaulding **(Applicant)** will proceed.

(Applicant) asked for approval of the site plan and explained the current setback is at the corner of the house at 3 feet. The current plans show the deck has been pulled back 2 feet so the addition will be no more non-conforming than the property currently is.

(Chair) asked if this now a finding instead of voting on a variance.

(Inspector) confirmed that is correct.

(Board Member Henderson) stated he drove by the property today and stated the current plans are the only way to extend the house.

(Chair): Any comments from the Board?

(Board Member Stucker) stated he was pleased with the effort given to the plans handed out tonight to alter the design to remain within the setbacks.

Abutter Comments

Abutter #1: Jerry Klima, 18 Second Street. Mr. Klima stated he is pleased with the work being done and the extension ok with him.

Abutter #2: Linda Tremblay, 13 Second Street, stated she is a direct abutter and is in favor of the finding. She sees no impact by adding the second addition.

MOTION: Board Member Stucker moved to approve the finding for 15 Second Street to issue a building permit for plans as amended as it is not significantly detrimental to the neighborhood. Member DePetrillo seconded.

VOTES: 4 in favor, 0 opposed; motion is approved. **All voting members verbally approved the motion.**

A. Minutes

No minutes were presented for review and approval

B. Correspondence and Other Board Business

No correspondence was presented for review

C. Items Not Reasonably Anticipated by the Chair 48 Hours in Advance of the Meeting

There were no items brought forth for review

D. Adjournment

Motion for adjournment was made by Mr.DePetrillo and approved by a 5-0 vote.
Meeting is adjourned at 9:20pm.

- The Board reserves the right to consider items on the agenda out of order. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.

Next Regularly Scheduled Public Hearing: Tuesday, November 28, 2017

Respectfully submitted by Teresa Mahoney, Board Secretary and accepted at the
meeting of the Zoning Board of Appeals.

12/12/17

Accepted as Presented;

Susan M. Pawlischeck Date 12/12/17
Chairperson Susan Pawlischeck

Cc: Town Clerk