



Zoning Board of Appeals

September 14, 2016 – 7:30 PM

Town of Hanover

The following minutes are from the meeting of the Hanover Zoning Board of Appeals held on Wednesday August 31st, 2016 in Hanover Town Hall.

Zoning Board of Appeals Attendees:

Present: Matthew Perkins, David Connolly, and Chris Bernard

Others: Peter Matchak, Town Planner

Matthew Perkins called the meeting to order at 7:30 p.m. and read the rules of the meeting into the record, in the second floor hearing room at Town Hall, Hanover, Massachusetts.

Public Hearing for ZBA Case Z-16-16: 974 Main Street

Matthew Perkins opened the public hearing for ZBA Case Z-16-16, 974 Main Street and read the public hearing notice into the record. David Connolly made a motion to waive the reading of the list of abutters. Chris Bernard seconded the motion. All others voted in favor.

The applicants Caitlin Rand and Pauline Davy, 974 Main Street, Hanover, MA 02339, filed with the Town Clerk on August 10th, 2016 for property located at 974 Main Street, Hanover, MA, Assessors Map 15, Lot 028, zoned Residence A. The applicant requests a variance of side setback of approximately twelve (12') feet from the northern side and rear setback of approximately eleven (11') feet from Zoning Bylaw Section 7.400, Front, Side and Rear Setbacks, Table 7-1 Dimensional Regulations, for the proposed installation of an in ground swimming pool.

Mr. Rand representing the applicant presented a site plan of the locus (974 Main Street) to the Board explaining that due to the attributes of the lot in question being created via M.G.L Chapter 81 L exemption the lot does not meet the required square footage and minimum setbacks. Furthermore, due to the location of the parcels leaching field and reserve septic area the requested location of the pool area is the scene by the applicant to be the most appropriate and safe location for an above ground swimming pool. The applicant presented two letters in support of the pool installation. There were no abutters present at the meeting. After reviewing all submitted material the David Connolly made a motion to approve the requested variance for the installation of an above ground swimming pool. Chris Bernard seconded the motion. All others voted in favor.

The meeting was adjourned at 8:00 p.m.

Respectfully submitted by:

Peter Matchak

Town Planner