



Zoning Board of Appeals

Wednesday, May 10, 2017 – 7:30 PM

Town of Hanover

The following minutes are from the meeting of the Hanover Zoning Board of Appeals held Wednesday, May 10, 2017 in Hanover Town Hall.

Zoning Board of Appeals Attendees:

Present: Brian Callow, Chris Bernard

Others: Peter Matchak, Town Planner, and Michaela Shoemaker, Associate Town Planner

Chris Bernard, Member and Acting Chairman for the evening called the meeting to order at 7:30 p.m. and read the rules of the meeting into the public record, in the first floor advisory room at Town Hall, Hanover, Massachusetts.

Public Hearing for ZBA Case Z-17-3: 505 Water Street

Chris Bernard opened the public hearing for ZBA Case Z-17-4, 70 River Road and read the public hearing notice into the record. Brian Callow made a motion to waive the reading of the list of abutters. Chris Bernard seconded the motion. ‘

The applicant Joseph Polsinello, Trustee, 51 Mill Street, Unit 7, Hanover, MA 02339, filed with the Town Clerk on April 13, 2017 for property located at 70 River Road, Hanover, MA Assessors Map 66, Lot 118, zoned Residence A. The applicant requests a variance from Section 7.400 (Front, Side and Rear Setbacks) of the Hanover Zoning By-Law. Petitioner is proposing a variance of 10 (ten) feet from the required 50 (fifty) foot front setback requirement.

Peter Matchak, Town Planner, explained that the ZBA had previously granted this variance but due to Massachusetts State laws the variance was extended until June of last year but was not acted upon so the applicant is going before the ZBA again. Peter Matchak also explained due to only having two members of the current three member ZBA Board, the Board would not be able to vote on the cases tonight.

After reviewing all material, the board opened the meeting to the public for any comments or questions. Peter Moll, 174 River Road, asked about grading which Mr. Polsinello explained he would not be changing the grading due to the river. Sandra Moll, 174 River Road, asked about the septic system location and Mr. Posinello pointed it out on the map. Courtnie Graybill, 171 River Road, asked about size and Mr. Posinello responded about 1,200-1,300 square feet. Sandra Moll asked about keeping trees and Mr. Posinello said they will be keeping a lot of the trees. Brian Callow asked whether the applicant

had seen the Conservation Commission and the applicant responded he had. Peter Matchak, Town Planner, said due to only having two members the Board could not make a decision so the Board would need to continue this hearing to the next meeting. Brian Callow made a motion to move the hearing to June 1. Chris Bernard seconded that motion. All others voted in favor.

Continuance of Public Hearing for ZBA Case Z-16-20: 1076 Washington Street

Chris Bernard opened the public hearing for ZBA Case Z-16-20, 1076 Washington Street and Peter Matchak read in the withdrawal letter to rescind the application. Brian Callow made a motion to rescind the application. Chris Bernard seconded the motion. Chris Bernard opened the hearing to the public. Matt Tocchio stated he would be going to the Planning Board with comments and Richard Salvucci asked about the time frame which Peter Matchak, Town Planner, responded we will hopefully get plans soon to start the process.

The meeting was adjourned at 8:10 p.m.

Respectfully submitted by:
Peter Matchak
Town Planner