

ZONING BOARD OF ADJUSTMENT  
MINUTES OF MEETING

Held: Thursday, April 10, 1980  
7:30 Council Chambers

Members Present: Chairperson Proulx, A. MacVane, H. Wersosky, G. Lamoureux and  
and R. Shortill. Also present was Building Inspector A. Woods.

Motion by Lamoureux, seconded by MacVane to accept minutes of 2/21/80 meeting. U.A.

Motion by Shortill, seconded by Lamoureux to notify the Planning Board for their  
review of Section 12.2.A, B and C of the Administrative Ordinance. U.A.

H80-5 Walter Allard, Boston Harbor Road, Assessor's Map 7, Lot 12, zoned R-20. Ap-  
plicant petitions for a variance from Article 21:5.4 to construct a permanent  
home.

- Mr. Walter Allard explained his intentions and the particulars of his case.  
Discussion ensued in reference to the small cottage, metal shed, Conservation  
District, etc.
- Mr. Demaris, an abutter spoke in favor of the variance.
- Letter from abutter Harrington Lumsden was received from applicant and made  
part of the record.
- No one spoke in opposition.

-VARIANCE GRANTED: 4-1

Vote: For; Wersosky, MacVane, Lamoureux, Shortill. Against: Proulx

-No stipulations.

H80-7 Daniel Sullivan, Corner of Ash/Central, Assessor's Map 29, Lots 1,2 & 8, zo ned  
R-12 and B-3. Applicant petitions for a variance from Article 21:5.4 to  
subdivide existing non-conforming lots and a variance from side and front  
setbacks.

- Mr. Daniel Sullivan explained that he wanted to redistribute the lot lines  
and acquire a variance from front and side setback requirements. Questions  
regarding the non-conforming lots, location of present barn, blanket variance  
for use and parking requirements were made from the Board. Discussion ensued  
in reference to the differences between original map submitted with applicaion  
and handout given at the Public Hearing.
- Mr. Greg Koutrelakso spoke in favor of variances.
- Board decided to handle case as two separate variances. First Variance:  
Building Setback requirements; and Second Variance: Redistributing of lot lines
- FIRST VARIANCE: (Building Setback) GRANTED.  
Vote: 5-1 For: Wersosky, MacVane, Lamoureux, Proulx. Against: Shortill
- SECOND VARIANCE: (Redistriubtion of lot lines) DENIED.  
Vote: 5-0 Applicant failed to meet the requirements necessary to grant the  
variance.

H80-8 Thomas Boyle, 168 Littleworth Road, Assessor's Map F, Lot 46, zoned R-40. Applicant petitions for a variance from Article 21:5.4 to construct a garage addition to his home.

-Attorney McManus spoke for the applicant explaining his wish to construct a two car garage. He stated that the unattached building on the left was to be removed. Discussion ensued in reference to the distance of the resident's home abutting applicant, property behind fence, septic tank and drainage system.

-VARIANCE GRANTED: 3-2 with condition.

Vote - For: MacVane, Proulx, Shortill Against: Wersosky, Lamoureux

-CONDITION: That the trees bordering sideyard property line remain intact.

Moved by Proulx, seconded by Lamoureux, to adjourn at 9:45 p.m. U.A.