



Town of Hamilton
Zoning Board of Appeals
Meeting Minutes of August 2, 2023
Town Hall, 577 Bay Road

Pursuant to the Open Meeting Law, MGL Chapter 30 A, §§ 18-25, written notice posted by the Town Clerk delivered to all Board members, a meeting of the Hamilton Zoning Board of Appeal (ZBA) was posted for August 2, 2023 at 7PM in Town Hall. This meeting was hybrid (in person/Zoom) and recorded by HWCAM.

ZBA Members: Andrea Philip (2024); Steven Derocher (2024); Bruce Gingrich (2029). Alternate David Perinchief (2029)

Call the meeting to order: With a quorum present, Chair Gingrich called the meeting to order at 7 PM and identified the meeting was being recorded and those present: B. Gingrich, Chair; A Philip (via Zoom); S. Derocher; D. Perinchief
Also Present: Patrick Reffett, Director of Planning and Inspectional Services; others as noted

Notice of Public Hearing – Town of Hamilton -ZBA

The Town of Hamilton ZBA will hold a public hearing on Wednesday, August 2, 2023 in the memorial room, 577 Bay Rd. and via zoom to commence at 7 PM for the property located at 44R Maple St. map 55 lot 328. The applicant is Stephen Santarelli. The Application is for a Finding of Fact to add an extension to an existing shed as required under Zoning Bylaw 5.3.4.5. The application is available for review at the building department during regular hours of Town Hall. Zoom Meeting details/link will be available when the agenda is posted.

- 44R Maple Street Application including plans and photos
- Memo From Building Commissioner Re 44 R Maple Street 8.1.23

The request was to add a (7' x 16') extension to an existing, non-conforming accessory structure being a (12' x 16') shed. The structure is on a conforming lot but is non-conforming because it encroaches a setback.

Applicant and property owner Stephen Santarelli was present and spoke on his application to increase the size of an existing, permitted shed, to store machinery, currently being kept outside.

The Board discussed the application and referenced the Building Commissioners memo on the history of the shed originally permitted in 2010, which because legal non-conforming 6 years after the issuance of a building permit.

Vote: The Board voted unanimously by roll call to approve the request of Stephen Santarelli, 44 R Maple Street, to add a 7'x16' extension to the existing shed.

Meeting Minutes – *The Board voted unanimously by roll call to approve the July 5, 2023 meeting minutes.*

Updates from the Chair- *There were none.*

Next Meeting: September 6, 2023

Adjournment – *The Board voted unanimously by roll call to adjourn at 7:29pm*

Respectfully submitted by
Catherine Tinsley, Recording Secretary
8.29.23

There was no video for this meeting; minutes were prepared from P. Reffett notes.