

BOARD MEMBERS IN ATTENDANCE: Chairperson-Peter Helt, Patricia Washabaugh, Wade Gallagher, Roxanne Hemphill, Sean Kelly, Amy Witter-Alternate

BOARD MEMBERS ABSENT: None

STAFF MEMBERS: John Breeding – Director of Planning & Zoning
Debra Clinton – Planning & Zoning Review Coordinator

OTHERS: Tom McCarron, Town Attorney

CALL TO ORDER

Chairperson Peter Helt called the public hearing to order at approximately 7:00 p.m. and led the Board in the Pledge of Allegiance.

APPROVAL OF MINUTES

MOTION: Chairperson Peter Helt motioned to approve the September 10, 2024, Board of Appeals meeting minutes. Seconded by Wade Gallagher. Vote: All in favor, none opposed.

APPROVAL OF FINDINGS AND DECISION

CASE NO. MA-BOA-2024-03, St. Andrew’s Presbyterian Church, 609 Center Street - §112-25C (20 – Nursery School/Child Care. On September 10, 2024, the applicant received approval for a special exception for the above-mentioned project under section §112-25C (2) General Standards and §112-62F. Peter Helt motioned to approve the findings and decision. Seconded by Patty Washabaugh. Vote: All in favor, none opposed.

CASE NO. MA-BOA-2024-04: 107 Jimmys Street – Brittany Manor Subdivision, Rear Setback Variance.

APPLICANT:	Kevin and Leslie McGowan
LOCATION:	107 Jimmys Street, Lot 33, Brittany Manor
CURRENT ZONING:	Residential 2 (R2) Low/Medium Density Residential District
CURRENT USE:	Residential 2 (R2) Low/Medium Density Residential District
PROPOSED USE:	Residential 2 (R2) Low/Medium Density Residential District

The applicant requests a variance for a rear yard setback under code section §112-61 as submitted. The applicants were present and presented their case to the Board of Appeals. Peter Helt motioned to approve the rear yard setback variance, which was seconded by Roxanne Hemphill. Vote: All in favor, none opposed.

ADJOURNMENT - Chairperson Peter Helt motioned to adjourn the meeting. The meeting was adjourned at 7:19 p.m.

Approved by Chairperson, Peter Helt

Peter Helt

Prepared by Debra Clinton