

April 29, 2013

TO: Distribution

FROM: Chuck H.

SUBJECT: ZBA Special Permit Decisions and Applications

This summarizes the decisions reached at the April 24, 2013 ZBA meeting and outlines the agenda for its May 22, 2013 meeting.

April 24, 2013 Decisions:

1. **POSTPONED TO MAY 22: MATT MAYHEW; ARTICLE 6 SECTIONS 6.4, 6.5; 38 State Road; Map 30 Lot 48.1:** Postponed from the February 27th meeting to revise the lot lines. Obtain a Special Permit to create a 1.29-acre Youth Lot.
2. **APPROVED: JOAN MALKIN; ARTICLE 6 SECTION 6.6; ARTICLE 11 SECTION 11.6B2a; 10 Tilton Cove Way; Map 25 Lots 124, 125:** Erect an 8' X 12' pre-fabricated greenhouse in a location that does not meet the minimum 50-foot setback distance from the lot line. The location is also within 100 feet of a wetland that drains into a coastal pond and is regulated as a zoning shore zone.
3. **APPROVED: BEN ROBINSON FOR ROBIN SHANUS & STEPHEN MERKEL; ARTICLE 4 SECTION 4.2A3h; 17 Howell Lane; Map 27 Lot 3:** Install an auxiliary water heater for the built-in swimming pool plan that was issued a Special Permit on March 27, 2013.
4. **APPROVED: REID SILVA FOR DANIEL & LINDA KOREN; ARTICLE 6 SECTION 6.6; 6 Tilton Cove Way; Map 25 Lot 123:** Install an auxiliary generator on a 4' X 8' concrete pad in a location that is approximately 10 feet from the southwest lot line.

May 22, 2013 Agenda

1. **JEROME DAVIDSON; ARTICLE 6 SECTION 6.6; 104 Hammett Road; Map 9 Lot 13:** Build an outdoor shower on the southwest corner of the house. The shower does not meet the minimum 50-foot setback distance from the lot line.
2. **MATT MAYHEW; ARTICLE 6 SECTIONS 6.4, 6.5; 38 State Road; Map 30 Lot 48.1:** Postponed from the April 24th meeting to revise the lot lines. Obtain a Special Permit to create a 1.29-acre Youth Lot.