

Boxborough Board of Appeals  
Meeting Minutes Town Hall  
June 7, 2016

Members present: Michael Toups, Mark White, Stefano Caprara, and Kristin Hilberg at 7:35 pm.  
Members absent: Tom Gorman (Chair), Lonnie Weil  
Also present: Adam Duchesneau, Town Planner.

Michael, acting as Chairman, called the meeting to order at 7:26 pm.

Upon motion duly made by Michael and seconded by Stefano, it was unanimously voted 3 – 0 to accept the minutes for the meeting of May 3, 2016.

Regarding the scheduled hearing at 7:30 pm for a Special Permit at 700 & 800 Massachusetts Avenue, Michael read the letter from the Applicant requesting a continuation to August 2, 2016. Motion was made by Michael, seconded by Kristin and unanimously voted to grant the request.

At 7:35 pm the Board reviewed Bonnie Shope's request for a minor modification to the Freestanding Sign Special Permit to allow for the addition of a semi-circular panel indicting the property address "530 Massachusetts Avenue" to the bottom portion of the sign for Veterinary Dental Services, LLC. Ms. Shope presented her letter and photos of the sign as installed.

The Board found the addition of the semi-circular panel with property address lettering to the existing sign to be minor and a new public hearing is not required because the requested amendment is not significant to the public interest and is not inconsistent with the purpose and intent of the Zoning Bylaw or the approved Special Permit. The previous Freestanding Sign Special Permit Decision # 2015-05 remains in full force and effect. Motion was made by Mark, seconded by Kristin and voted unanimously 4 – 0 to approve the existing sign.

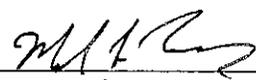
At 7:40 pm Michael read into the record the hearing notice for 171 Depot Road. Robson Oliviera described the proposed project. Adam reviewed his staff report. Howard Davis of 161 Depot Road expressed his concern about the back porch and wanted to ensure only a small laundry area be constructed at the rear of the dwelling. Mark inquired about the removal of the cars. Robson replied they had all been removed from the property. Adam reviewed the draft decision and proposed conditions. The Board discussed the condition regarding underground utilities.

Motion was made by Michael, seconded by Kristin and voted unanimously 4 – 0 to close the public hearing.

Motion was made by Michael, seconded by Kristin and voted unanimously 4 – 0 to approve the Special Permit as drafted.

Motion was made by Kristin, seconded by Michael and voted unanimously 4 – 0 to adjourn at 7:57 pm.

On behalf of the Zoning Board of Appeals,

  
Approved

8/2/2016  
Date