

## WESTHAMPTON ZONING BOARD OF APPEALS

### MINUTES FOR MEETING OF MAY 15, 2018

The meeting was called to order at 7:07 PM. Members present: L. Aloisi, J. Kelsey, S. Morrigan, and W. Tracy. Member absent: W. Parks. Associate Member absent: S. St. Marie.

At 7:08 PM, Mr. Kelsey moved, and Mr. Tracy seconded the motion, to enter into Executive Session, with the ZBA voting by roll call 4 yeas, 0 opposed, as the Chair declared that discussion in a public meeting may have detrimental effects on the town's litigating position with respect to the following litigation:

Amber Kellogg and Michael Barbeau v. Zoning Board of Appeals of the Town of Westhampton, MA, Leo Aloisi, Richard W. Tracy, Wayne Parks, John Kelsey, Shirley Morrigan, and Steven St. Marie, Trial Court of the Commonwealth, Housing Court Department, Western Division, Docket No. 18 CV0012.

Mr. Tracy then moved, and Mr. Kelsey seconded the motion, to adjourn the ZBA's Executive Session and return to Open Session at 7:15 PM. The vote was unanimous in favor of the motion.

Guests present: J. Gougeon, J. Wayne, and D. Wayne.

#### **Minutes**

The minutes of the April 10, 2018 meeting were distributed and reviewed. Mr. Tracy moved, and Mr. Kelsey seconded the motion, to amend the minutes. The vote was unanimous in favor of the amendment. Mr. Kelsey then moved, and Mr. Tracy seconded the motion, to approve the minutes as amended. The vote was unanimous in favor of approval of the minutes as amended.

#### **Walk-in requests**

Mr. Gougeon presented plans for a 1749 square foot single-family house for Kara and Richard Shaw on Reservoir Road (no number assigned yet) and requested the ZBA's sign off. The ZBA reviewed the frontage, elevations, and setbacks. Mr. Tracy moved, and Mr. Kelsey seconded the motion, that based on the papers, the chair of the ZBA should sign the sign off sheet. The vote was unanimous in favor of the motion. Mr. Aloisi signed the sign off sheet.

#### **Old Business**

#### **Zoning Bylaws Review Committee**

Mr. Kelsey reported that the solar bylaw had been voted on and passed on at the Town Meeting after amendments removing the kWh limitations. He reported that these amendments reflected the Planning Board's concern with the size of the panels, as opposed to the kWh amounts. Mr. Kelsey further reported that there would be a solar overlay district near the dump. Mr. Kelsey also told the ZBA about the informational meeting in mid June to discuss recreational marijuana bylaws. Last, he stated that the Zoning Bylaws Review Committee would be working on cell tower bylaws sometime later.

## **New Business**

David and Judy Wayne then met with the ZBA to present their application for a special permit to tear down their house at 17 Pine Island Lake and build a new log cabin. The application was deemed complete by the ZBA and accepted. Mr. Kelsey then moved, and Mr. Tracy seconded the motion, to schedule the hearing for 7:00 PM on June 26, 2018 at the Town Hall. The motion was approved unanimously.

Mr. Kelsey moved, and Mr. Tracy seconded the motion, to adjourn the meeting. The vote was unanimous in favor of adjournment, and the meeting adjourned at 7:51 PM.

Respectfully submitted,

Shirley P. Morrigan  
Clerk

DOCUMENTS REVIEWED BY THE ZBA

AT ITS MAY 15, 2018 MEETING

Sketch of Property owned by Kara and Richard Shaw

Application No. 211 for a Special Permit for 17 Pine Island Lake, Westhampton

Description of proposed work and/or use and reasons upon which the application is based

List of abutters

List of parties in interest

Site plan

Northeastern Log Homes plans, including first and second floor plans