

HANSON BOARD OF APPEALS
Minutes of Public Hearing September 22, 2020

Members present: William Cushing, Chairman
Kevin Perkins, Vice-Chair
Sean Buckley, Clerk
Joanne Miniutti, Alternate

Petitioner: Nilton DePina – Case#20FB03
1071 Main Street – 7:00 PM
Special Permit (cont. from 8/11/20)

For the Petitioner: Gary Rice, Land Planning, Inc.

Petitioner is requesting a special permit to allow for the construction of 4-one bedroom apartments and potential retail space at the above address. Property is located in the Flexible Overlay zone.

Professionally engineered plans were requested by the BOA at the last hearing. Gary Rice, Land Planning, presented these plans to the BOA at this hearing. Plans are dated 9/21/20 and numbered P-3576.

This is an existing 2-1/2 story building that basically fills the lot – paved around the entire lot with a total of 15 parking spaces on the lot with an additional 5 spaces on lot across the street.

Petitioner is looking to have four studio apartments - two on the second floor; two on the third floor. Per Rice, the Board of Health is allowing 460 gallons per day which covers the four units. On the first floor it would remain as storage unless septic is upgraded. Egress and access off Main Street for parking. Property has been pre-existing for a number of years.

DePina stated that he will be addressing the needs of the outside of the building as well – lighting, siding.

The Board of Appeals is recommending the Petitioner get architectural plans showing what will be done inside and outside.

Motion made to continue the hearing until October 27, 2020 at 7:30 PM: Kevin Perkins
Second: Sean Buckley
Vote: 3-0