

Chw. Annabel Resnisky, Judith Pehota, Martin Reardon, Evelyn Russo, John Voli, Sara Vecchitto

BOARD MEMBERS PRESENT

Anthony Szalkiewicz, Sheila Walsh

BOARD MEMBERS ABSENT

William Warner, Director, Kevin Kennedy, Zoning Enforcement Officer

STAFF

On motion and second by Board Members Evelyn Russo and Martin Reardon the Board went into executive session. The Board questioned Deputy City Attorney Timothy Lynch on executive sessions. On motion and second by Board Members Evelyn Russo and Judy Pehota the Board came out of executive session and the regular meeting resumed.

ITEM 1a EXECUTIVE SESSION

The following change was noted: Under Item #2.1 Board Member John Voli abstained. A motion to approve the minutes of the December 4, 2003 meeting as amended was made by Board Member Martin Reardon and seconded by Board Member Evelyn Russo. The motion passed unanimously.

ITEM 2.1 APPROVED THE MINUTES OF THE 12/4/03 MEETING AS AMENDED

Board Member Judy Pehota asked for clarification. William Warner and Kevin Kennedy explained the situation. Chw. Annabel Resnisky and various board members questioned available space. Board Member Judy Pehota commented on the owners' intent to store debris on the slab, indicated that the hardship is self-imposed and that the neighbor is not happy. A motion to table a proposed variance to Section 21.02 with regard to the side yard setback for a proposed addition in the R-60 zone at 830 Arbutus Street was made by Board Member Evelyn Russo and seconded by Board Member Judy Pehota. A motion to remove the table was made by Board Member Evelyn Russo and seconded by Board Member Martin Reardon. Board Member John Voli indicated he would be abstaining. A motion to approve was made by Board Member Evelyn Russo and seconded by Board Member Martin Reardon. The motion failed with Board Members Judy Pehota, Martin Reardon, Evelyn Russo and Sara Vecchitto opposed and Board Member John Voli abstaining. Applicant/agent Chris Chekas ZBA2003-19

ITEM 4.1 DENIED A PROPOSED VARIANCE TO THE SIDE YARD SETBACK FOR A PROPOSED ADDITION IN THE R-60 ZONE AT 830 ARBUTUS STREET

Lengthy discussion ensued. A motion to reverse the decision by the Zoning Enforcement Officer regarding operation of an illegal rooming house at 99 Lincoln Street was made by Board Member Judy Pehota and seconded by Board Member John Voli. The motion passed with Board Members Judy Pehota,

ITEM 5.1 REVERSED A FINDING BY THE ZONING ENFORCEMENT

Martin Reardon, John Voli, and Sara Vecchitto in favor and Board Member Evelyn Russo opposed. Applicant/agent Randy Hujar/Jonathan B. Orleans, Esq. ZBA2003-21

OFFICER REGARDING OPERATION OF AN ILLEGAL ROOMING HOUSE AT 99 LINCOLN STREET

On motion and second by Board Members Martin Reardon and John Voli the Board adjourned the meeting.
Vote was unanimous.

ITEM 6
ADJOURNMENT

Respectfully submitted,

William Warner
Director of Planning, Conservation and Development