

Town of Norwell
BOARD OF APPEALS
Business Meeting Minutes
November 8, 2023

TOWN OF NORWELL
TOWN CLERK

2023 DEC 20 AM 11:24

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MEETING DATE: Wednesday, November 8, 2023
TIME SCHEDULED: 7:00 P.M.
LOCATION: Osborn Room at Town Hall
MEMBERS PRESENT: Lois S. Barbour, Chair
Ralph J. Rivkind, Clerk
Stephen H. Lynch, Vice Chair
MEMBERS ABSENT: Daniel M. Senteno
William J. Lazzaro

CALL TO ORDER: The business meeting was called to order at 7:05 P.M.

AGENDA: Upon a motion duly made and seconded, members present **VOTED** unanimously to accept the agenda as written.

MINUTES: Upon a motion duly made and seconded, members present **VOTED** unanimously to approve meeting minutes of 10/25/23.

INVOICES: Upon a motion duly made and seconded, members present **VOTED** unanimously to approve the W.B. Mason invoice #S138923476, dated 11/1/23, in the amount of \$26.36 for ZBA office supplies.

Upon a motion duly made and seconded, members present **VOTED** unanimously to authorize the Board's Clerk to sign the quarterly Escrow Reconciliation Report.

DISCUSSION ITEMS:

111-119 WASHINGTON STREET Site Plan: No further updates available at the time of this meeting. Completion anticipated by the end of 2023.

DAMON FARM 40B: The Town continues to retain 15% of the bond amount. Sandra Turco on behalf of the Damon Farm Homeowners Association asked about the Chessia report. The Board noted that a SWPPP had been submitted recently by the developer's engineer that is currently being reviewed by the Town's consultant.

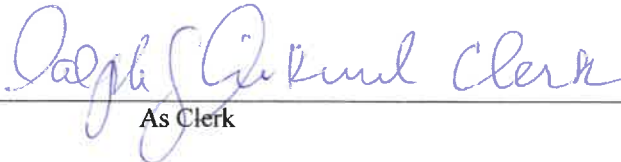
15 HIGH STREET 40B: At the time of this meeting, building permits for thirty-eight (38) units have been issued. The developer anticipates that occupancy permits will be requested in Spring 2024 with final occupancy projected to be Fall 2024.

BUSINESS MEETING ADJOURNMENT: Upon a motion duly made and seconded, members present **VOTED** unanimously to adjourn the business portion of the meeting at approximately 7:16 P.M.

PUBLIC HEARING VOTES:

Upon a motion duly made and seconded, Members Barbour, Lynch, and Rivkind **VOTED** unanimously to approve the **Section 6 Finding/Special Permit** application on property located at **861 Main Street**. The Applicant's attorney will draft a decision to submit to the Board for its consideration.

These minutes have been approved with reading of the minutes waived by unanimous vote of the Board of Appeals at a public meeting duly held on _____ in accordance with M.G.L. c40A, Section 11, and the Massachusetts Open Meeting Law.

Signed:  Clerk Date: 12/20/23
As Clerk

Next scheduled meeting: January 17, 2024

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