

*Town of Norwell*  
**BOARD OF APPEALS**  
**Business Meeting Minutes**  
**with Public Hearing Votes**  
**March 18, 2020**

TOWN OF NORWELL  
TOWN CLERK  
2020 JUN -1 PM 1:30  
RECEIVED

**MEETING DATE:** Wednesday, March 18, 2020  
**TIME SCHEDULED:** 7:00 P.M.  
**LOCATION:** Virtual Meeting held VIA Zoom  
**MEMBERS PARTICIPATING:** Lois S. Barbour, Chair  
Philip Y. Brown, Vice Chair  
Ralph J. Rivkind, Asst. Clerk  
Roy W. Bjorlin  
Stephen T. Bright  
Daniel M. Senteno  
**MEMBERS ABSENT:** David Lee Turner, Clerk  
Matthew H. Greene

This was the first meeting of the Board of Appeals held remotely due to the COVID-19 pandemic under Governor Baker's declaration of a public health emergency and related Emergency Executive Order, dated March 12, 2020. The Board plans to continue to utilize technological capabilities of the Zoom platform for the foreseeable future or until this emergency is resolved.

The virtual meeting room was available to the public at 7:00 P.M., prior to the call to order, which gave participants a chance to ask technical questions and for each to identify themselves fully so everyone would know who was in attendance. The Chair read the requirements for participants and attendees that was prepared by Town Counsel for this new meeting format. Sign-in information will be included on future business meeting and public hearing agenda.

**CALL TO ORDER:** The business meeting was called to order at approximately 7:25 P.M.

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

**MINUTES:** Upon a motion duly made and seconded, members present were individually polled and **VOTED** unanimously to approve the business meeting minutes of 3/4/20, as written with reading of the minutes waived.

**INVOICES:** Upon a motion duly made and seconded, members present were individually polled and **VOTED** unanimously to approve Chessia Consulting Services invoices: #2330, dated 3/4/20, in the amount of \$137.00 for the Tiffany Hill 40B and #2334, dated 3/4/20, in the amount of \$187.50 for the 40 River Street 40B.

**DISCUSSION:** None

**ADJOURNMENT:** Upon a motion duly made and seconded, members present were individually polled and **VOTED** unanimously to adjourn the business meeting at approximately 7:33 P.M.

**PUBLIC HEARINGS:**

1. Upon a motion duly made and seconded, Members Brown, Bjorlin, and Senteno were individually polled and **VOTED** unanimously to continue the Site Plan Review application on property known as **Lot 89 Cordwainer Drive** to May 6, 2020, as the applicant is still before the Planning Board.
2. Upon a motion duly made and seconded, Members Brown, Rivkind, and Bright were individually polled and **VOTED** unanimously to approve the Variance on property known as **Lot C Winter Street**. The Applicant's attorney will draft the decision.
3. Upon a motion duly made and seconded, Members Rivkind, Bjorlin, and Barbour were individually polled and **VOTED** unanimously to grant a Special Permit but deny the Variance as not required for the Appeal of Denial of a Building Permit on property located at **13 Winter Street**. Member Barbour will write the decision.
4. Upon a motion duly made and seconded, Members Rivkind, Bright, and Barbour were individually polled and **VOTED** unanimously to continue the Site Plan Review application on property located at **144/148 Washington Street** to May 6, 2020, as the applicant is still before the Planning Board.

**NEXT SCHEDULED MEETING:** Wednesday, April 8, 2020.

*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 3/18/2020 in accordance with M.G.L. c40A, Section 11, and the Massachusetts Open Meeting Law.*

Signed: \_\_\_\_\_

As Clerk/Assistant Clerk

Date: \_\_\_\_\_

5/29/2020

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TOWN CLERK