

Town of Norwell
BOARD OF APPEALS
Business Meeting Minutes
with Public Hearing Votes
July 14, 2021

TOWN OF NORWELL
TOWN CLERK
2021 AUG -5 AM 11:56
RECEIVED

MEETING DATE: Wednesday, July 14, 2021
TIME SCHEDULED: 7:00 P.M.
LOCATION: Osborn Room at Town Hall on cable and Zoom
MEMBERS PRESENT: Lois S. Barbour, Chair
Philip Y. Brown, Vice Chair
Ralph J. Rivkind, Clerk
Daniel M. Senteno
Nicholas K. Dean
Stephen H. Lynch
MEMBER ABSENT: William J. Lazzaro (at Recreation Committee meeting)

CALL TO ORDER: The business meeting was called to order at approximately 7:09 P.M. Business meetings and public hearings are being held in-person in the Osborn Room and screened on cable with a Zoom option, through Harbor Media.

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 the business meeting minutes of 7/7/21, with reading of the minutes waived. Upon a motion duly made and seconded, members present **VOTED** unanimously to approve the meeting minutes of 7/7/21 for 15 High Street, with reading of the minutes waived.

INVOICES: Upon a motion duly made and seconded, members present **VOTED** unanimously to approve Chessia Consulting Services invoice #2703, dated 7/4/21, in the amount of \$2,859.00.

NEW BUSINESS/STATUS UPDATES:

Rules revision: The ZBA will be undertaking a review of its 2014 Rules that are available on the Town's website at eCode 360.

OLD BUSINESS/STATUS UPDATES:

495 Washington Street: Still awaiting final As-Built Plans; Applicant has responded that a fence for the dumpster and removal of pavement, as conditioned, will be accomplished shortly. A fencing contractor has now been engaged.

239 Washington Street 40B: The Board continues to await confirmation that the Applicant has provided financial information to MassHousing by the August 6, 2021, deadline relating to potential excess profits. No further action since the last meeting. An executive session will be scheduled during the August 18, 2021, meeting with Town Counsel, if needed.

40 River Street 40B: The Applicant has submitted an As-Built plan but the Town's peer review/project monitoring consultant is still determining whether all conditions have been met. No further action since the last meeting.

ADJOURNMENT: Upon a motion duly made and seconded, prior to the scheduled public hearing, at approximately 7:28 P.M., members present **VOTED** unanimously to adjourn the business meeting.

PUBLIC HEARING VOTE:

Upon a motion duly made and seconded, Members Brown, Rivkind, and Lynch **VOTED** to continue the public hearing on property known as **Lot 84 Winter Street** to September 29, 2021, at 7:30 PM. Attorney De Lisi agreed to send an extension to October 15, 2021.

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 8/4/21 in accordance with M.G.L. c40A, Section 11, and the Massachusetts Open Meeting Law.

Signed: _____

[Signature]
As Clerk
Clerk

Date: _____

8/4/21

Next scheduled meeting: August 4, 2021

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