

## SHARON ZONING BOARD OF APPEALS MINUTES OF February 8, 2017

A regular meeting of the Sharon Zoning Board of Appeals was held on Wednesday, February 8, 2017 at 7:00 P.M. in the Second Floor conference room at the Sharon Community Center, 219 Massapoag Avenue. The following members were present: John Lee, Seth Ruskin, Barry Barth, and Joe Garber.

### **7:09 P.M. Donnell W. Murphy, Trustee of Sharon Park South Realty Trust, Case No. 1794, 1125-1225 General Edwards Highway**

Applicant not at the meeting: requested a continuation of the case on March 22, 2017.

### **7:00 P.M. Mark & Ina Rabinovich, 459 Massapoag Ave, Case No. 1799, New Hearing**

Mr. Lee read the public notice, a memo from Jim Andrews, Health Agent for Engineering, and a memo from Greg Meister, Conservation Administrator.

Mr. Rabinovich stated that a new septic system will be built along with a new master bedroom, garage under the master bedroom, office, kitchen and dining room.

Mr. Lee stated that the lot is too small at 40,000 square feet which is why the applicant is in front of the Board. Also, the home is currently a 3 bedroom home and will remain a 3 bedroom home.

Mr. Lee stated that a letter from the Board of Health is needed in order to close the hearing.

The Applicant agreed to continue the hearing on March 8, 2017.

### **Other Business:**

Mr. Ruskin moved to approve the minutes of January 25, 2017. Mr. Lee seconded the motion. The board voted 2-0-0 to approve it.

Mr. Ruskin led a discussion about 635 Old Post Road – 40B, Case No. 1472. Mr. Lee stepped out of the discussion as he is an abutter.

A letter dated February 8, 2017, was received from Joe Kent, Building Inspector, stating that he intends to issue a “Stop Work Order” to the Developer and that the Developer may schedule a public hearing to address this.

A letter from Town Counsel dated February 3, 2017, is of the opinion that the Applicant is in violation of Condition 43 of the permit.

Mr. Lee, an abutter, stated that the construction activity has been an ongoing problem.

Mr. Ruskin moved to support the Building Inspector’s issuance of a “Stop Work Order” at 635 Old Post Road. Mr. Garber seconded the motion. The Board voted 3-0-0 (Ruskin, Garber, Barth) in support.

It was moved, seconded, and voted to adjourn. The meeting adjourned at 7:30 pm.

Respectfully submitted,

Approved March 8, 2017