

Minutes of the Ashford Zoning Board of Appeals  
Public Hearing and Special Meeting  
November 7, 2018; 7:00 p.m.  
Ashford Town Offices Building  
Lower Level Meeting Room

Keith Lipker, Chairman

Barbara Dion, Secretary

1. Call to Order

Keith Lipker called the meeting to order at 7:00 p.m.

2. Roll Call

Present were Bud Bagley, Mike Peppin, Keith Lipker and Bob Brisard (alternate). Bob Brisard was seated for Jean McCarthy who was absent.

3. Public Hearing

Public hearing was held regarding an application by Daniel Donahue of 180 Mansfield Road, Ashford, Map #4, block A, Lot 14, Volume 108, page 724, for a front yard setback variance regarding section 4B Section 4 (2) of the Ashford zoning regulations in order to construct a 2 car garage.

No one from the public besides the applicant was present.

The variance is to allow for a 22 foot setback from the 50 foot requirement. The topography of the property (slopes) presented a hardship such that the only suitable location for the 24 foot by 24 foot garage on the property required the setback.

Following the presentation by Mr. Donahue and questions from the board the hearing was closed.

4. Call to Order Special Meeting

The meeting was called to order at 7:15 p.m.

5. Reading of the Minutes of the October 10, 2018 Meeting

Bob Brisard moved to accept the minutes without a reading. Mike Peppin seconded the motion. The motion was unanimously approved.

6. Old Business

- a. Update on publication of legal notices and ZBA fee increases.

Following discussion with Town Counsel Kenneth Slater, Jr. it was determined that hearing and other legal notices must be published in a newspaper having sufficient circulation in town. Electronic circulation does not meet the requirement.

7. New Business

Discussion was held on the application of Mr. Donahue for the variance as per the Public Hearing. Mike Peppin moved to vote, seconded by Bud Bagley.

Bob Brisard voted yes due to the hardship presented by the slopes.  
Mike Peppin voted yes due to the hardship presented by the slopes.  
Bud Bagley voted yes due to the hardship presented by the slopes.  
Keith Lipker voted yes due to the hardship presented by the slopes.

The variance was granted.

8. Next Meeting

The next meeting will be November 14, 2018.

9. Adjournment

Bob Brisard motioned to adjourn seconded by Keith Lipker. The meeting adjourned at 7:30 p.m.

Submitted by:

Keith Lipker, Chairman  
November 9, 2018