

**MELROSE BOARD OF APPEALS
MEETING MINUTES
Public Hearing
Wednesday, December 14, 2022
7:30 p.m.
Remote Meeting**

Present:

Megan Carriere, *Associate*
Bryan Thorp
Benjamin Rosenberg
Rita Mercado
Katherine Moore
Curtis Dooling, II

Absent: None

Staff Present: Maya Noviski, Clerk

The meeting was called to order at 7:31 pm.

Pursuant to An Act Extending Certain COVID-19 Measures Adopted During the State of Emergency signed by Governor Baker on July 16, 2022, this meeting was be conducted via remote participation. Specific information and the general guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting were found on the City of Melrose's website, at www.cityofmelrose.org/remote-meetings. No in-person attendance of members of the public was permitted, but every effort was made to ensure that the public could adequately access the proceedings in real time, or in the event that we are unable to do so, on the mmtv3.org website an audio or video recording, transcript, or other comprehensive record of proceedings was posted as soon as possible after the meeting. A link was also available on www.cityofmelrose.org.

Application materials were posted to the City's website: www.cityofmelrose.org/board-appeals.

CASES BEFORE THE BOARD

22 024 – 45 Water Street

The appeal of Joan and Dennis Acevedo for Variances from §235-18, -19, and 44.G of the Zoning Ordinance for front and rear yard setbacks to construct an attached, two and a half story, two-car garage and residential addition on the left side of the nonconforming single family home at 45 Water St., Melrose, MA on a lot of land containing 7,123 sf and shown on Assessor's Map G6 0 84.

Patrick McAvoy and Joan Acevedo appeared remotely to explain the proposal. Information regarding the hearing and the Board's discussion regarding the proposal and findings are documented in the decision for the case.

By roll call the Board voted, 5-0, to grant the requested variances.

Documents: ZBA Application 22-024

22 025 – 216 Main Street

The appeal of Carolyn Naczas and James Siener for Variances from §235-18, -19, and 44.G of the Zoning Ordinance for front and right side yard setbacks to enclose a portion of the front porch to construct a mudroom and add stairs to an existing porch in the right side yard on the nonconforming single family home at 216 Main St., Melrose, MA on a lot of land containing 5,050 sf and shown on Assessor's Map C4 0 33.

Olaf Vollertsen, Carolyn Naczas and James Siener appeared remotely to explain the proposal. Information regarding the hearing and the Board's discussion regarding the proposal and findings are documented in the decision for the case.

By roll call the Board voted, 5-0, to grant the requested variances.

Documents: ZBA Application 22-025

OTHER BUSINESS

Meeting Minutes

Mr. Thorp made a motion to approve the meeting minutes from November 30, 2022. Ms. Moore seconded the motion. By roll call members voted, 5-0, to approve the minutes.

Next Meeting

The next meeting is scheduled for January 11, 2023.

The meeting adjourned at 8:15 pm.