

MELROSE PLANNING BOARD
Regular Meeting
Monday, July 23, 2012
7:45 p.m.
Mayor's Conference Room

PRESENT: Carla Morelli, Mike Cassavoy, Ed Cassidy, John Sadowski, Jack Welch, Bob Mercado, Anne DeSouza-Ward, Paul King, and Sharon Petrillo

Denise Gaffey, City Planner, and Matt Hennigan, Assistant Planner, were present.

The meeting was called to order at 8:10 p.m. by Ms. Morelli.

MINUTES

Regular Meeting June 25, 2012

Mr. Mercado MADE a MOTION to accept the minutes of June 25, 2012. Ms. DeSouza-Ward SECONDED the MOTION. All voted in favor. None opposed.

BOARD OF APPEALS

Case 12-024, 90 Youle Street, McGrath

The Applicant, Mr. and Mrs. McGrath, was in attendance to present their application to the Board. The members discussed the details involved with the case. Mr. Cassidy MADE a MOTION to send a letter to the Board of Appeals that noted that the Planning Board complimented the Applicant on the presentation of their proposal. While we are typically reluctant to endorse front setback encroachments, we find that the proposed enclosure of front porch will have a reasonably low impact. With respect to the garage element of the application, we view the encroachment to the rear setback to be acceptable, given the unique layout of the property on the corner lot. Ms. DeSouza-Ward SECONDED the MOTION. All voted in favor. None opposed.

Document: ZBA application Case 12-024

Case 12-025, 33 West Highland Avenue, Schaad

The Applicant, Mr. and Mrs. Schaad, was in attendance to present their application to the Board. The members discussed the details involved with the case. Mr. Sadowski MADE a MOTION to send a letter to the Board of Appeals that noted that while we ordinarily prefer not to endorse elongated additions of this nature, we recognize that the barn is an existing structure and view the Applicant's proposal to be a minor encroachment of the side and rear setbacks, which should have no impact on the abutting properties. The Board does not object to the proposed breezeway and believes this case involves judgments that can best be determined by the Board of Appeals based on the input of the abutters at the public hearing. . Ms. DeSouza-Ward SECONDED the MOTION. All voted in favor. None opposed.

Document: ZBA application Case 12-025

Meeting adjourned at 8:55 PM.