

ZBA Decision Tracker 2022

May

Description	Result	Vote	Attorney	Variance	Special Exception	Building Code Relief	Conditions
Deck and patio within 28' of the tidal marsh	Granted	5 to 0	Monica Kieser	2	0	1	3
Patio within the 100' Tidal wetlands	Granted	5 to 0	No	1	0	0	2
Expansion of non-conforming structure / lot coverage	Granted	5 to 0	Tim Phoenix	5	0	0	1

April

Description	Result	Vote	Attorney	Variance	Special Exception	Building Code Relief	Conditions
Impervious coverage over limit	Granted	5 to 0	No	1	0	0	0
Expansion of non-conforming structure	Granted	5 to 0	Monica Kieser	4	0	0	0
Expansion of non-conforming structure / lot coverage	Granted	4 to 0	Monica Kieser	5	0	0	0
Lot coverage 47% and shed too close to side boundary	Withdrawn	NA	Gamester	0	0	0	0

March

Description	Result	Vote	Attorney	Variance	Special Exception	Building Code Relief	Conditions
Extension of a barn within 75 ft of wetland buffer	Granted	4 to 0	No	3	0	0	2
Non-illuminated advertisement sign	Granted	5 to 0	Patricia Weathersby	0	2	0	1
Expansion of non-conforming structure	Granted	5 to 0	No	2	0	0	0
Patio too close to the side boundary	Granted	5 to 0	Tim Phoenix	1	0	0	1
Expansion of non-conforming structure	Granted	5 to 0	Peter Loughlin	3	0	0	0

February

Description	Result	Vote	Attorney	Variance	Special Exception	Building Code Relief	Conditions
Tear down and rebuild septic in wetland buffer. Overall, less wetland impact	Granted	5 to 0	John Bosen	6	2	0	4
Tear down and rebuild (previously approved for expansion)	Granted	5 to 0	Monica Kieser	4	0	0	5

Generator 19 ft from side boundary	Granted	5 to 0	Brian Lewton	1	0	0	0
Swing set in the wetland buffer. Appeal of decision.	Denied	4 to 1	No	0	0	0	0

January

Description	Result	Vote	Attorney	Variance	Special Exception	Building Code Relief	Conditions
Tear down and rebuild with septic in wetland buffer	Granted	5 to 0	David Brown	11	1	3	4
Platform deck too close to neighbors	Denied	5 to 0	No	0	0	0	0
Patio in wetland buffer and walkway partially in wetland buffer	Granted	5 to 0	No	1	0	0	2
Generator 40 ft from the wetland	Granted	5 to 0	No	1	0	0	0

January - May

Description	Relief Granted
Wetlands and Wetland Buffer	22
Dimensional requirements	20
Non-conforming buildings	10
Coastal Area	3
Off-street parking	2
Signs and outdoor advertising	2
Powers and duties	1
Septic systems	1
<b>Total 2022</b>	<b>61</b>

Total demolitions (tear down and replace) 3