

WEST TISBURY ZONING BOARD OF APPEALS
Minutes for Thursday, Sept. 20, 2018 meeting
2nd Floor, West Tisbury Town Hall - @ 5:00 PM
Approved on October 11, 2018

PRESENT: Nancy Cole-Chair, Tony Higgins, Bob Schweir, Julius Lowe

Also Present: Joshua Flanders, Henrietta McElheny, Richard Huffam, Brian McBride and Pam Thors – Zoning Board Administrator

Minutes: The minutes of the meeting on September 6, 2018 were approved with corrections. Julius Lowe abstained.

Invoices: The following invoices were approved and signed.

□**Invoices:** Blatman, Bobrowski & Haverty, LLC-\$690.00

Martha's Vineyard Times-\$187.60

Reynolds, Rappaport, Kaplan & Hackney, LLC-\$1,208.90

5:15 pm – A hearing on an application from Joshua Flanders, agent for David A. and Henrietta F. McElheny for 11 feet of setback relief from the western property line to allow for construction of an addition to a single family residence, under 4.3-3(D) of the zoning bylaws. Map 16 Lot 13, 17 Old Coach Rd, RU district.

Nancy read the notice. She noted the email from the Mackenzie's, (immediate abutters), who have no opposition to the proposed addition. Another neighbor, Richard Huffam was present and voiced his support of the application.

Josh explained that the addition proposed is the second phase of the project started a few years ago when the McElhenys reduced their bedroom count, increasing the living space on the first floor. They did this so that when the second phase was introduced, they would have the ability to add the master suite. He explained that the applicant is going to retire here. The Board reviewed the plans.

Mrs. McElheny questioned whether the side setbacks were less than 50 feet when their house was originally built. Julius explained that this may have been the case but that the board's current concern is the new construction being proposed and the compliance or lack thereof to the current bylaws.

Julius moved to close the Public Hearing and Open the Board Meeting.

Julius moved to approve the Special Permit, Tony seconded the motion.

A motion was made to approve the Special Permit for an addition to a single family residence allowing for 11 feet of side setback relief. The vote on the motion was unanimous in favor.

Nancy explained the twenty day appeal period.

5:35 pm - A hearing on an application from Matt Stedman, agent for Luce Farm LLC to install an in-ground 20'x40' swimming pool under 8.5-4(C) of the Zoning Bylaws. Map 15 Lot 1.1, 25 Luce Farm Rd, RU District.

Nancy read the notice. Brian McBride, one of the property owners requested that the hearing be postponed in order for a revised site plan to be completed.

Julius moved to continue the hearing until the October 25th meeting at 5:15pm. Tony seconded the motion. The vote on the motion was unanimous in favor.

The meeting adjourned at 6:40pm.

Respectfully Submitted,
Pam Thors, Administrator/ZBA