



**Town of Becket
Zoning Board of Appeals
557 Main Street
Becket, Massachusetts 01223
Phone (413) 623-8934 Ext. 122**

Meeting Minutes for July 5, 2022

Board Members present: Alvin Blake, Mary Canty, Sarah Hoecker, Robin Mathiesen, and Jeffrey Wilkinson

Board Members Present via Zoom: Christopher Milenkevich

Board Members Absent: Victoria Bleier

Administrative Assistant: Tess Lundberg

Public Present: David Corriveau

Public Present via Zoom: Chris Metter

1. **Call to Order.** Sarah Hoecker calls the meeting to order at 6:03 PM. Ms. Hoecker introduces the Board members present.
2. **Board to review and approve the minutes of June 21, 2022.** Mr. Blake makes a motion to approve the minutes for 6/21/2022. Ms. Mathiesen seconds the motion. Alvin Blake votes in favor, Mary Canty votes in favor, Sarah Hoecker votes in favor, Robin Mathiesen votes in favor, Christopher Milenkevich abstains, and Jeffrey Wilkinson votes in favor.

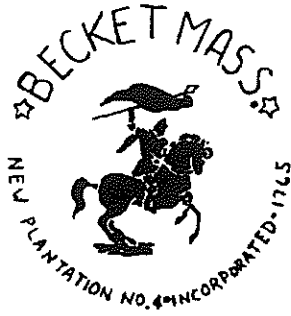
3. Continued Business

a. 226 Sherwood Drive/Chris Metter

Ms. Hoecker states the June 21, 2022 ZBA meeting determined that the requested changes to the previously approved application were minimal. Ms. Hoecker states the abutters were notified of the requested change. Ms. Lundberg confirms that notices were sent to the abutters via US Mail on 6/21/2022.

Mr. Wilkinson states he originally voted against the original application. Mr. Wilkinson states there is only one other shed structure in the area. Mr. Wilkinson states adding siding to the proposed structure, with less than 2 feet setback from the sidelines, will impact the neighborhood. Mr. Wilkinson questions why, since the proposed change is a smaller footprint, can't the structure be moved closer to the house. Mr. Wilkinson states the applicant had said he was told that he could not impede lake access in case of an emergency, but there are other access points that could be used.

Mr. Metter states he put four posts up to the left of his driveway to simulate what it would look like. Mr. Metter states putting the shed in the middle of his driveway will block access to the lake, and the setbacks are going to be violated whether it is 2 feet or 11 feet.



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Ms. Mathiesen states the approved 20 x 22 structure is now going to be reduced in size to 12 x 16, so the front setback increased to 17 feet and the sideline setback did not change.

Mr. Metter asks if it would help if the abutter was called.

Mr. Blake states the abutter has not made any objection known.

Ms. Canty states if the neighbor has no objection then she would have no objection.

Ms. Mathiesen states she agrees with Ms. Canty.

Ms. Mathiesen makes a motion to approve the modification to a 12 x 16 structure with enclosed walls. Ms. Canty seconds the motion. Alvin Blake votes in favor, Mary Canty votes in favor, Sarah Hoecker votes in favor, Robin Mathiesen votes in favor, Christopher Milenkevich abstains as he has not been sworn in as a member, and Jeffrey Wilkinson votes against.

Ms. Hoecker will contact Victoria Bleier to determine what needs to be done to make an amendment to the filing.

4. New Business

a. Informal discussion- David Corriveau- 29 Lancelot Lane:

Mr. Corriveau states he is seeking to construct an 11 x 16 shed that will abut the neighbors at 75/76 Lancelot Lane. Mr. Corriveau shows the shed plans to the board.

Mr. Corriveau states he spoke to the Building Inspector and was told the only issue would be he needed to obtain a variance for the shed to be 5 feet off the property line.

Mr. Corriveau states the structure will be approximately 33 feet from the road, he is not sure of the exact location of the road border. Mr. Wilkinson states the road right of way is often several feet from the actual road edge. Mr. Wilkinson asks if the property pin was located. Mr. Corriveau states the pin was located and the shed will be 33 feet back from the pin. Ms. Canty asks the board the required setbacks. Mr. Blake states 20 feet on the sides, 40 feet on the front. Mr. Blake asks why the shed cannot be placed 40 feet back from the front. Mr. Corriveau states moving the shed to a 40 foot setback would require him to move an existing fenced area used by his four dogs. Mr. Corriveau states the abutter has no issues with the plan. Mr. Wilkinson suggests to the applicant to obtain letters of support from the abutter(s). Mr. Blake suggests showing the location of the driveway on the plans. Ms. Hoecker suggests showing the location of the fenced area for the dogs on the plans. Mr. Wilkinson suggests showing the location of the septic system and the well.



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5. **Public Input-** none

6. **Any other business to come before the Board-** none

7. **Board reorganization.** The Board agrees to delay the discussion until the next meeting when Ms. Bleier will be present.

8. **Adjournment** Mr. Blake makes a motion to adjourn the meeting. Ms. Mathieson seconds the motion. Mr. Blake votes in favor. Ms. Mathieson votes in favor. Mr. Wilkinson votes in favor. Motion passes.

Meeting is adjourned at 6.46 PM

Meeting Minutes reviewed and approved on August 2, 2022 by:

Victoria Bleier, Chair

Sarah Hoecker



Robin Mathieson



Christopher Milenkevich



Jeffrey Wilkinson



Alvin Blake



Mary Canty