



TOWN OF HOLDEN

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ZONING ADMINISTRATOR PUBLIC HEARING, September 29, 2016

Michael & Kathryn Andrus

Case No. SP-1603

The Zoning Administrator held a public hearing on Thursday, September 29, 2016 at 9:00 a.m. in Memorial Hall in the Town Hall on the application for Michael and Kathryn Andrus for property located at 27 Brentwood Dr. for a SPECIAL PERMIT for an accessory apartment.

Pam Harding, Zoning Administrator reviewed the procedures for the hearing and continued with a reading of the application and a reviewed the Declaration of Covenants form.

P. Harding stated that the application was missing the occupants name to be living in the accessory apartment. Michael Andrus, applicant, stated that his mother-in-law Patricia Urban will be living in the apartment. P. Harding then advised that this covenant is restricted to Patricia Urban only and if occupancy changes at any time, the applicant must go through this zoning process again.

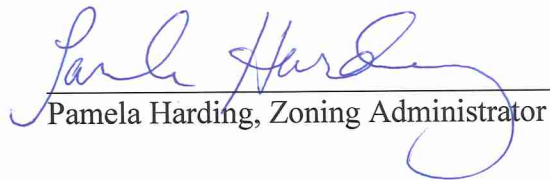
P. Harding reviewed the memo from the Holden Fire Dept. requiring the original dwelling be brought up to current residential fire codes and that the accessory apartment and dwelling be fully interconnected with a smoke/carbon monoxide detector system. M. Andrus will contact the Fire Dept. regarding this requirement.

There were no further comments or questions. P. Harding provided a review of the appeal period.

P. Harding approved the application with the following conditions:

1. The Declaration of Covenants is recorded with the Worcester Registry of Deeds prior to occupancy
2. That Patricia Urban, Kathryn Andrus' mother, is the occupant of the accessory apartment
3. The Fire Department requires the original house be brought up to current fire codes and the accessory apartment be fully interconnected with the original dwelling

The public hearing was closed at 9:05 a.m.



Pamela Harding, Zoning Administrator