



TOWN OF HOLDEN

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ZONING BOARD OF APPEALS PUBLIC HEARING, March 15, 2018

Christopher Faticanti

Case No. V-1802

The Zoning Board of Appeals held a public hearing on Thursday, March 15, 2018 at 7:00 p.m. in the Holden Senior Center on the Petition of Christopher Faticanti for property located at 193 Mixer Rd. for a VARIANCE for relief from lot frontage requirements to construct a single family home.

Members in attendance: R. Spakauskas, S. Annunziata, J. Deignan, R. Fraser, R. Butler (1st Alternate), and David George (2nd Alternate)

Others in attendance: David Lindberg, Building Commissioner, Christopher Faticanti – 193 Mixer Rd, Joshua Lee Smith, Esq. – 311 Main St, Worcester

R. Spakauskas reviewed the procedures for the hearing and R. Fraser made a motion to waive the reading of the application and finding of fact; R. Butler seconded that motion. R. Spakauskas continued to read aloud the memo received from The Department of Public Works dated February 12, 2018. The memo stated that there is no public water or sewer available in this section of Town and a street entry permit is not required as this section of Mixer Rd is privately owned.

R. Spakauskas then invited the petitioner and/or Attorney to address the board. Atty. Smith stated this request is an extension of the decision granted on June 29, 2016 to the previous owners, Jeffrey and Patricia Larson, which is to grant relief of lot frontage requirements to allow the building of a one single-family dwelling on this parcel.

There were no further comments or questions. R. Spakauskas thanked everyone and provided a review of the appeal period.

R. Fraser made a motion to vote and R. Butler seconded. The Board unanimously voted 5-0 with the following conditions:

1. Only one single-family dwelling shall be on this parcel

The public hearing was closed at 7:10 p.m.

Ronald E. Spakauskas, Chairman