



# TOWN OF HOLDEN

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## ZONING BOARD OF APPEALS PUBLIC HEARING, September 16, 2021

**Claribel Ramos Santos**

**Case No. V-2108 / \*\*SP-2106**

The Zoning Board of Appeals held a public hearing on Thursday, September 16, 2021 at 7:15 p.m. in the Holden Senior Center on the Petition of Claribel Ramos Santos for a SPECIAL PERMIT for property located at 24 Paugus Rd for relief from front yard setback requirements for an addition.

Members in attendance: R. Spakauskas, R. Fraser, J. Deignan, B. Parry and F. Lonardo

Others in attendance: D. Lindberg – Building Commissioner, E. Piernone – 24 Paugus Rd

R. Spakauskas opened the meeting, reviewed the procedures and then asked the petitioner to address the board. E. Piernone stated he is requesting relief from the front yard setback requirements to build an addition.

F. Lonardo suggested that because this parcel is a pre-existing, non-conforming lot, this request should be a Special Permit not a Variance. Discussion ensued and the Board agreed that this should be a Special Permit.

The Board had no further comments or questions. R. Spakauskas thanked everyone and provided a review of the appeal period. F. Lonardo made a motion to vote and R. Fraser seconded.

The Board voted to APPROVE the SPECIAL PERMIT with no conditions by a vote of 5-0, UNANIMOUS.

The public hearing was closed at 7:30 p.m.

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Ronald E. Spakauskas, Chairman