

**TOWN OF TRURO  
ZONING BOARD OF APPEALS  
Meeting Minutes  
March 25, 2019, 5:30 pm  
Truro Town Hall**

**Board Members Present:**

**Chair B. Perkel  
Clerk F. Hultin  
Alternate S. Areson  
Alternate C. Lucy**

**Board Members Absent:**

**Member F. Todd  
Member J. Dundas  
Member J. Thornley**

**Other Participants:**

**Steve Parker, Town Planner  
Atty Eliza Cox  
Malachi Conolly, architect**

**Meeting convened at 5:30 pm by Chair Perkel.**

**Continued Public Hearing – 2018-017 ZBA – Stephen Reilly and Emily Bingham for property located at 81 Slough Pond Road (Atlas Map 61, Parcel 16).**

***Applicant seeks a Special Permit for approval under Section 30.7.A of the Zoning Bylaw concerning the expansion of a pre-existing, non-conforming structure.***

Attorney Eliza Cox and architect Malachi Conolly come forward.

Chair Perkel begins by saying he's concerned using the word "alteration" in relation to the property. He asks the Board if they think the property could fall under Section 30.7. D, that the structure has suffered damage, in this case the passage of time, that makes it unfit for the previous use.

Atty Cox says that her clients would like to use the old shed on the property for storage. The applicants would be comfortable removing two sections of the existing structure if that was something the Board wished.

Alternate Areson thinks it is somewhat problematic that as proposed a new structure would be built and the existing left in its place. She would be open to some conditioning that made it impossible to be a domicile of any sort.

Alternate Lucy doesn't have an issue with the project.

Clerk Hultin was concerned with it being called a relocation of an existing building. He would be satisfied with the removal of aspects like plumbing.

Atty Cox provides the Board with findings of fact, which they examine.

The Board decides to meet again at 3:30 on April 1<sup>st</sup> to continue.

**Approval of Meeting Minutes:**

**July 30, 2018**

**Chair Perkel makes a motion to approve the minutes with the deletion of a paragraph. So voted, 4-0-0. Motion carries.**

**August 13, 2018**

**Chair Perkel makes a motion to approve the minutes as written. So voted, 4-0-0. Motion carries.**

**January 28, 2019**

**Alternate Lucy makes a motion to approve the minutes with the correction of a measurement to 1,565 square feet. Clerk Hultin seconds. So voted, 4-0-0. Motion carries.**

**Alternate Lucy makes a motion to adjourn.**

**Recorded tape ends.**

Respectfully Submitted,



Paxton Green

