



TOWN OF HOPEDALE
ZONING BOARD OF APPEALS
TOWN HALL
78 HOPEDALE STREET
HOPEDALE, MA 01747

Christopher P. Hodgens, Chairman
Sandra E. Biagetti, Member
Louis J. Costanza, Member
Scott M. Savage, Member

**Hopedale Zoning Board of Appeals
Meeting Minutes
June 21, 2023**

Chairman Scott Savage called the public hearing to order on June 21, 2023 at 7:00 pm. The meeting was held in the Town Hall Draper Room, streamed live via Zoom and on Hopedale Cable Access.

Members that were present:

Scott Savage, Chair

Nicole G. Small

Lou Costanza

Sandra Biagetti

Secretary:

Mary Arcudi (zoom)

Applicants:

Allen Lavoie

Guests:

David Cedrone

There were no correspondences received to report to the board.

Lou Costanza made a motion to approve the minutes from May 17, 2023, seconded by Sandra Biagetti. All were in favor.

Case 06-2023 7:00pm Allen and Janice Lavoie 9 Home Park Ave

The applicants are seeking relief for a variance from section 13 of the Hopedale Zoning Bylaws to construct an addition to expand a half bathroom into a full bathroom. The home is located in the RB zone and the side yard setback requirement is 15 feet. The outer wall of the addition will be on the same line as the existing house which is approximately 4.5 feet from the property line with 13 Home Park Ave.

Allen Lavoie presented the set of plans for the addition to the board for review. Scott Savage stated that all abutters were notified by mail and none of the abutters were present nor did he receive any correspondences from them.

Board Comments

No questions were asked by the board and it was noted that it was clear what was being built due to the precise detailed plans presented by the Lavoie family.

Public Comments

None

Lou Costanza made a motion to close the public hearing for Case 06-2023, seconded by Nicole G. Small. All were in favor.

Lou Costanza made a motion to approve the variance related to section 13 of the Hopedale Zoning Bylaws with 11 feet of relief to expand the half bathroom into a full bathroom for Allen and Janice Lavoie at 9 Home Park Ave as per the plans presented.

Motion was seconded by Sandra Biagetti and the vote was as follows:

| | |
|-----------------|-----|
| Lou Costanza | yes |
| Sandra Biagetti | yes |
| Nicole G. Small | yes |
| Scott Savage | yes |

Motion passes unanimously in favor.

Recognition of outgoing member Nick Alexander

Chairman recognized Nick Alexander and the entire board thanked him for his years of service that was much appreciated.

Lou Costanza made a motion to adjourn at 7:05 pm, seconded by Sandra Biagetti. All were in favor.

Respectfully submitted,
Mary Arcudi

ZBA Secretary