

**TOWN OF SEABROOK
BOARD OF ADJUSTMENT
MINUTES OF JANUARY 22, 2014**

Members Present: Teresa Thurlow, Robin Fales, Henry Therriault, and John Kelley

Others Present: Paul Garand, Code Enforcement Officer and Jo-Anne Page, Secretary

H. Therriault opened the meeting at 7PM. He explained the procedure for the meeting. He stated the meeting had been posted at the Seabrook Town Hall and Seabrook Post Office and in the Newburyport Daily News. He further explained that this meeting is being recorded and available on DVD at the Town Hall.

OLD BUSINESS:

Minutes of November 27, 2013 Meeting

Motion: J. Kelley Accept minutes as presented
Second: H. Therriault
Yes: Unanimous

Minutes of November 27, 2013 meeting accepted as presented.

NEW BUSINESS:

Case #2014-001 Joseph Guy, 22 Alison Drive, Map 2, Lot 7 for Special Exception to Section 8, Sub-Section 8.200 to Allow Special Exception for Family Apartment in Zone 1

Joseph Guy appeared on behalf of this application. He stated that he would like to go forward with his application with four members present. He said this request was to make a second unit a legal family apartment for his in-laws.

P. Garand said that this is a basement unit with all the proper size and egress. He pointed out that the family members would probably only be using this in the summer.

H. Therriault stated that if there were no more questions or comments on this application that it was time to vote on the application.

	T. Thurlow	R. Fales	H. Therriault	J. Kelley
A	Yes	Yes	Yes	Yes
B	Yes	Yes	Yes	Yes
C	Yes	Yes	Yes	Yes
D	Yes	Yes	Yes	Yes

Motion: T. Thurlow Grant Special Exception for family apartment in accordance with current
Second: R. Fales regulations be abided by.
Yes: Unanimous

Request for Special Exception for Family Apartment at 22 Alison Drive is granted.

Case #2014-002 Howard Wolpert, 108 Centennial Street, Map 13, Lot 6 for Appeal from Administrative Decision for Letter from the Building Inspector dated November 13, 2013

H. Wolpert was not present for this application. A phone call was placed to the telephone number he had on his application but no one answered and a voice message was left.

P. Garand stated that this went back to a 2007 letter. He said that there had been complaints over the years and the house was never owner occupied. He can't have a family apartment here.

H. Therriault stated that the question here was whether or not they would uphold the Building Inspector's decision on this property. He stated that this is an ongoing matter with no new information. He also pointed out that the applicant did not appear at the meeting.

Motion: H. Therriault Deny the request for Appeal from Administrative Decision and uphold
Second: J. Kelley position of the Building Inspector
Yes: Unanimous

Request for Appeal from Administrative Decision at 108 Centennial Street is denied.

Case #2014-003 Robert Paradis/C & S Signs, 628 Lafayette Road, Map 8, Lot 51 for Variance to Section 14, Sub-Section 100 to permit LED Lighting & New Colors in Zone 2

Robert Paradis appeared on behalf of this application.

P. Garand stated that this application was incorrect. He said that the subsection reference was wrong. He stated that the issue here was a sign larger than what was allowed in Zone 2. He said the color of the sign was not an issue. The matter at hand is the pylon sign.

R. Paradis stated that they had decided not to go with an LED sign. He said they would continue using the changeable letter sign.

P. Garand stated that changing the face of the sign only is allowed. A digital sign would require a variance.

R. Paradis asked if a canopy sign could also be 10% of the façade.

P. Garand said that could be done with a building permit.

H. Therriault asked if the sign was grandfathered.

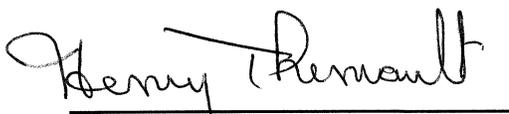
P. Garand said it was non-conforming and they could have 10% of the façade for signage also.

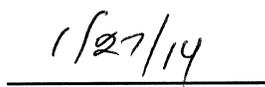
Motion: J. Kelley Withdraw application without prejudice
Second: T. Thurlow
Yes: Unanimous

Request for Variance at 628 Lafayette Road is withdrawn without prejudice as the applicant only needs to submit a building permit application to the Building Inspector's Office.

Motion: T. Rowe Adjourn Meeting
Second: R. Fales
Yes: Unanimous

Meeting adjourned at 7:25 PM


Henry Therriault, Chairman


Date