



ZONING BOARD OF APPEALS

Town of Chilmark

ZOOM Meeting Agenda - *revised*

Date	July 22, 2021	Start Time	9:00 am
Place	via Zoom	Stop Time	10:00 am

PERSONS ATTENDING

1	Russell Maloney - Chairman	2	Frank Lo Russo – Vice Chairman
3	Allison Burger	4	Wendy Weldon
5	Chris Murphy	6	Joan Malkin - Alternate
7	Joe Chapman - Alternate	8	Alison Kisselgof – Admin.

Join Zoom Meeting
<https://zoom.us/j/93189586806>

Dial by your location
 +1 646 876 9923 US (New York)
 Meeting ID: 931 8958 6806

Find your local number: <https://zoom.us/u/adQQpoUJHo>

MEETING AGENDA ITEMS

9:05 AM: REID SILVA FOR DOUGLAS W. AND MARGOT ROTHMANN; 69 Cape Higgon Way (Map 4 Lot 23.2): Application for Special Permit under By-law Article 4 Section 4.2A3

SITE VISIT 7/21 at 9:10am

1

Construct an 18’ 6” X 60’ in-ground swimming pool with the required 4-foot high pool enclosure in a location that meets the minimum 50-foot setback distance from the lot lines. The pool will have a winter safety cover. The pool water will be heated with the more efficient of either an electric air-source heat pump or the existing geothermal system on the house and the power used by the pool equipment will be offset by the existing solar array located on the house and garage. The pool equipment will be enclosed in the basement of the existing house.

9:15 AM: PUBLIC HEARING ~ REID SILVA FOR SJ GRAHAM TRUST; 4 Old North Road (Map 26 Lot 121): Request for Amendment to Special Permit under By-law Article 4 Section 4.2A1

SITE VISIT 7/21 at 9:30am

2

A special permit to convert an existing barn into a 535 sf guesthouse was issued 12/17/15. The applicant is requesting an amendment of the original special permit to increase the size of the completed guesthouse to a total of 792 sf of living space with a porch & deck. There is an existing loft bedroom that would be decommissioned and only used for storage. The addition will meet 50-foot setback distance from lot lines.

3	<p><u>9:25 AM: CONTINUED PUBLIC HEARING ~ REID SILVA FOR 22 AUSTIN PASTURE REALTY TRUST; 22 Austin Pasture (Map 33 Lot 47): Application for Special Permit under By-law Article 4 Section 4.2A3</u></p> <p>Construct a 30' x 60' pickleball court in a location that meets the 50-foot setback distance from the lot lines. The project is in the Squibnocket Pond District. This project has been reviewed by the Planning Board, Site Review Committee and Squibnocket Pond District Advisory Board.</p>
4	<p><u>9:35 AM: PUBLIC HEARING ~ CHRIS ALLEY FOR MAGNOLIA REALTY TRUST; 17 Howell Lane (Map 27 Lot 3): Amendment to special permit previously issued under By-law Article 4 Section 4.2A1, Article 6 Section 6.11 and Article 11 Section 11.6B</u></p> <p>SITE VISIT 7/21 at 9:50am</p> <p>Amend the special permit issued on 8/28/19 to increase the main dwelling by 88 sf, which would include 40 sf of screened deck on the first floor and an additional 48 sf of living space on the second floor. The total living area would increase from 5,544 sf to 5,592 sf.</p>
5	<p><u>9:45 AM: DISCUSSION ~ KRIS HORIUCHI FOR BEETLEBUNG RD LLC; 33 Beetlebung Road (Map 20 Lot 34 & 35): Discussion of changes to plans approved with Special Permit previously issued</u></p> <p>A special permit for a pool was issued 5/22/19 and amended 9/10/20. Applicant would like to change location of pool enclosure and heaters. This discussion is to determine if the original special permit needs to be amended.</p>
6	<p><u>9:55 AM: DISCUSSION ~ NELSON GIANNAKOPOULOS FOR HARVEST PRODUCTIONS TRUST; 6 Church Pasture Way (Map 19 Lot 38): Discussion of changes to plans approved with Special Permit previously issued</u></p> <p>A special permit for a guest house was issued 6/26/19. Applicant would like to revise plan to include a 260 sf deck. This discussion is to determine if the original special permit needs to be amended.</p>
7	<p>Topics not reasonably anticipated by the Chair at the time of posting.</p>
8	<p><u>ADMINISTRATION: 6/24/2021 meeting minutes.</u></p> <p>Next Meeting: August 26, 2021 @ 9:00 am</p>