



# TOWN OF UPTON, MASSACHUSETTS

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## Code Enforcement Department

## Zoning Board of Appeals

### Minutes from ZBA meeting March 16, 2022

#### In-person and Remote meeting (Microsoft Teams)

Members present: Bill Andrews, Ted Briggs and Richard Desjardins

Associate Members present: Bob Humes and Eric Reustle

Town Planner: Paul Dell'Aquila

#### Meeting opened at 6:30 pm

Motion was made to accept the minutes from the 2/16/2022 meeting; seconded and approved by roll call vote: BA-Y and RD-Y

Motion was made to accept the Request to Continue the Governor's Landing public hearing to the ZBA meeting on April 20, 2022. Request was submitted by Jeffrey Roelofs on behalf of the applicant. Motion was seconded and made unanimous to approve by roll call vote: BA-Y, TB-Y and RD-Y.

The Board continued the discussion with Dave Schmidt regarding the special permit for his farm stand at 104 Grove St. Per the last ZBA meeting a letter was sent to Chief Bradley of the Upton Police Dept. asking for additional review of the area. The Chief responded in writing stating that taking into consideration the low volume and frequency of traffic at the farm stand and the distance to the intersection, patrons can enter and exit safely. This addresses the requirement of the special permit that was granted April 2021, to assess neighborhood impacts after 1 year.

Motion was made grant David Schmidt of 104 Grove St a special permit to continue the operation of the farm stand; motion was seconded and approved by roll call vote: TB-Y, RD-Y and BA-Y.

Paul Dell'Aquila presented the following items:

- Regarding 104 Grove St special permit the ZBA has the authority to revisit this if there are any issues in the future.
- Possible Garden Apartment application coming for Centennial Court. Spoke with a person who would like to come for an informal discussion at our next meeting. Ted Briggs restated concerns w/ language in our bylaws regarding condo units.

Motion to adjourn at 6:50 pm

Minutes approved 4/20/22