

**Zoning Board of Appeals
Voting Record and Minutes**

The Zoning Board of Appeals of the City of Chicopee public hearing for **Wednesday January 9, 2019, 6:30 PM** in City Hall Annex, Fourth Floor, City Council Chambers, 274 Front Street, Chicopee, MA 01013.

Meeting was brought to order by Anthony Gallant at 6:30 PM.

Board of Appeals attendance:

Member	Name	Present	Absent	Excused
Regular	Roland Archambault Chair			X
Regular	Anthony Gallant, Vice Chair	X		
Regular	Carissa Lisee, Clerk	X		
Regular	Gary Stamborski	X		
Regular	Christina Loy	X		
Assoc.	Katherine Baldiga	X		
Assoc.	Matthew Bieda			X

Planning Staff attendance:

Title	Name	Present	Excused
Planning Director	Lee Pouliot	X	
Assistant Planner	Patrick McKenna		X
Development Manager	Jim Dawson		X

Item 1: VARIANCE from Chapter 275-52 to create a new single-family building lot with frontage reduced from 100' to 30' from property at 836 Montgomery St. and leave 836 Montgomery St. on a lot with frontage reduced from 100' to 72.83' +/- . Applicant: Andrew J. Crane, 621 Grattan St., Chicopee, MA 01020

Notes: Ronald Gilpatrick presented the petition on behalf of the Applicant. Mr. Gilpatrick explained that the original Variance had expired since it had not been exercised within one year of its granting. He explained that delays in Land Court and with septic system design prevented construction from commencing within the 1 year timeframe.

The property has a legitimate hardship as it has legal frontage on Bridle Path Road that is inaccessible due to a ravine and a stream. Therefore the Variance is necessary to allow access from Montgomery St.

One Abutter sent the Board a letter of support for the Variance. The Board voted to approve the Variance.

Motion to approve was made by Christina Loy and seconded by Katherine Baldiga. Vote was 5-0 to approve.

Member	Voting members	Approve	Deny	Table	Abstain
Regular	Anthony Gallant, Vice Chair	X			
Regular	Carissa Lisee, Clerk	X			
Regular	Gary Stamborski	X			
Regular	Christina Loy	X			
Assoc.	Katherine Baldiga	X			

Item 2: Minutes from November 14, 2018

Motion to approve was made by Anthony Gallant and seconded by Christina Loy. Vote was 5-0 to approve.

Member	Voting members	Approve	Deny	Table	Abstain
Regular	Anthony Gallant, Vice Chair	X			
Regular	Carissa Lisee, Clerk	X			
Regular	Gary Stamborski	X			
Regular	Christina Loy	X			
Assoc.	Katherine Baldiga	X			

Item 3: Discussion Old/New Business

Notes: No Discussion on any upcoming projects or Variances. Staff noted the E-Permitting system was about a month away from operation.

Item 4: Adjournment

Motion to adjourn was made by Anthony Gallant and seconded by Christina Loy. Vote was 5-0 to adjourn.

Member	Voting members	Approve	Deny	Table	Abstain
Regular	Anthony Gallant, Vice Chair	X			
Regular	Carissa Lisee, Clerk	X			
Regular	Gary Stamborski	X			
Regular	Christina Loy	X			
Assoc.	Katherine Baldiga	X			

Meeting adjourned at 6:45 PM.