

# Town of Franklin



## Zoning Board of Appeals

355 East Central Street, Franklin MA 02038  
508-553-4856

<p><b>AGENDA</b></p> <p>November 18, 2021</p> <p>7:30 PM</p>	<p><b><u>NOTICE IS HEREBY GIVEN</u></b>  <b>FRANKLIN ZONING BOARD OF APPEALS</b>                  Meeting Held online or in the Town Council Chambers Second Floor of the Franklin Municipal Building, 355 E. Central Street                  Bruce Hunchard–Chairman, Robert Acevedo–V Chairman, Philip Brunelli-Clerk, Meghan Whitmore–Associate, Chris Stickney-Associate</p>	
<p>Meeting called by:</p> <p>Type of meeting:</p>	<p>Bruce Hunchard, Chairman      Zoning Board of Appeals Hearings</p> <p><b>This meeting is being recorded and televised. “The listing of matters are those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law”.</b></p> <p><b>This meeting will be held via ZOOM platform. Please log in at <a href="https://us02web.zoom.us/j/87217854017">https://us02web.zoom.us/j/87217854017</a></b></p> <p><b>You may also join the meeting on your smart phone by calling 1-929-205-6099</b></p> <p><b>For those looking to view the meeting, it can be viewed live at this time on Comcast 11 or Verizon 29. It is also streaming directly from Franklin-tv's website. Visit Franklin - dot - tv and just click on the “Town Hall TV” channel</b></p> <p>Agenda Topics</p>	
<p>7:30pm</p>	<p>Parcel 304-064 Washington Street-Franklin Flex Space, LLC</p> <p>Applicant is seeking to conduct earth removal in excess of 1,000 cubic yards. The building permit is denied without a Special Permit from the ZBA.</p>	<p><b>Public Hearing-New</b></p> <p>Filed-9/15/21                  Hearing- \$350.00                  Mailing- <b>\$182.84</b>                  Advertising- <b>\$124.64</b></p>
<p>7:35pm</p>	<p>15 Oxford Drive- Mark and Michele McGunagle</p> <p>Applicant is seeking to construct an attached 2 car garage with a mudroom with impervious area of 18.9 % where 15 % is allowed. The building permit is denied without a Special Permit from the ZBA.</p>	<p><b>Public Hearing– New</b></p> <p>Filed- 10/13/21                  Hearing- \$ 200.00                  Mailing- \$137.13                  Advertising- \$124.64</p>

7:40pm	<p><b>388 Partridge Street- Jeffrey Nisbet and Kayla Nisbet</b></p> <p>Applicant is seeking to convert space above attached garage into an accessory dwelling unit. The building permit is denied without a Special Permit from the ZBA.</p>	<p><b>Public Hearing-New</b></p> <p>Filed- 10/6/21  Hearing- \$ 200.00  Mailing- \$150.19  Advertising- \$124.64</p>
7:45pm	<p><b>10 Margaret's Cove- Shala Ranieri</b></p> <p>Applicant is seeking to make improvements to their property that increase the total impervious coverage area to 35.0% where 15% is allowed. The building permit is denied without a Special Permit from the ZBA.</p>	<p><b>Public Hearing-New</b></p> <p>Filed- 10/20/21  Hearing- \$200.00  Mailing- \$150.19  Advertising- \$124.64</p>
7:50pm	<p><b>54 Anthony Road- Christopher and Christina DiRado</b></p> <p>Applicant is seeking to construct a 2 car garage with a room above that is 5.5' from the side lot line where 20' is required and total impervious coverage area of 21.8 % where 15 % is allowed. The building permit is denied without a Special Permit from the ZBA.</p>	<p><b>Public Hearing- New</b></p> <p>Filed- 10/20/21  Hearing- \$200.00  Mailing- \$137.13  Advertising- \$124.64</p>
7:55pm	<p><b>Bent Street- KJS Realty, Inc</b></p> <p>Applicant is seeking a building permit to install a 190' cell tower (196' to the highest appurtenance) and wireless communications facility. The building permit is denied without a Variance from the ZBA.</p>	<p><b>Public Hearing- New</b></p> <p>Filed- 10/20/21  Hearing- \$700.00  Mailing- \$156.72  Advertising- \$124.64</p>

**Approval of October 7, 2021 Meeting Minutes**