

HINSDALE ZONING BOARD APPEALS
MINUTES OF MEETING OF
FINAL DECISION
March 21,2024

Present were:

Jeff Viner-ZBA Chairman
Bruce Alexander- ZBA Board member
Dan Thornton-ZBA Board member
Dion Douglas-Alternate ZBA board member
Terry Douglas-ZBA Clerk
Lori Powers
Michael Powers

Meeting called to order by Jeff Viner @ 6:30 pm

Jeff Viner asked Michael Powers to read the application and explain in more detail his plans for building the garage on his property.

Jeff Viner asked Terry Douglas if the certified letters were mailed and the public notice posted two weeks in the Berkshire Eagle. Terry Douglas replied that was done and there had not been any emails, letters or calls regarding the application.

Jeff Viner asked about the usage of the garage. Michael Powers said it was for the cars and workshop. Michael Powers said they are planning to move up to this property full time and since getting older wanted to keep the cars out of the weather in the winter.

Jeff Viner said with the tall ceilings in the upstairs of the garage were they planning to rent out as an ADU, or Air B & B. Lori and Michael Powers said they had no intention of ever renting any part of the garage out.

Bruce Alexander asked would the garage have water and power. Michael Powers said would have power but not water. He also explained there was a new grinder pump and they are connected to town sewer.

Jeff Viner asked about the side backs. Michael Powers said he would be willing to move them so they could get the approval for the variation. Michael Powers brought out a copy of the plot plans and made notations were made for what the set backs would have to be. The side set back by the Skyview Grove Association could not be less than 3 feet, the property by Lot #55 has to be at least 15 feet but is noted as 17 feet on the plot plan and the frontage set back is noted at 31 feet.

Jeff Viner said that these set backs and the garage not to be used as rental property will be in the special conditions of granting the variance for building the garage.

Jeff Viner asked if the board had any other questions. There were not any questions.

Bruce called for a motion to vote; Jeff Viner seconded motion.

Jeff Viner voted yes, Bruce Alexander voted yes and Dan Thornton voted yes.
All special conditions in application must be fulfilled.

Jeff Viner called the meeting to a close at 6:23 pm