



**TOWN OF NORTON**  
**ZONING BOARD OF APPEALS**  
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## **MINUTES**

Meeting of February 10, 2014

The February 10, 2014 scheduled meeting of the Zoning Board of Appeals was called to order at 7:32 pm in the first floor conference room, Norton Town Hall by Tom Noel, Chairman, with the following members present, Nitin Choksi & Frank Reynolds (Associate Member).

Tom Noel noted there was only one item on the agenda this evening.

### **Request for an Extension:**

Bay Road Heights LLC 40B Comprehensive Permit application.  
Bay Road - #007-02 & **modification.**

Present for the public hearing was Sean Kelly, owner.

Tom Noel noted that Mr. Paul Cusson had sent a letter by email dated February 1, 2014 requesting an extension for the Bay Road Heights LLC 40B project. He stated that it was the Zoning Board's duty this evening to vote whether or not the time extensions are substantial or non-substantial.

Tom Noel noted that the latest modified decision is dated February 11, 2013.

Tom Noel asked if any work had begun on the project to date and Mr. Kelly replied no work has begun to date.

Frank Reynolds asked if there are any sales pending at this time and Mr. Kelly replied there are not.

Frank Reynolds noted that there will be runoff to a lot across the street and he asked if the agreement is still in place with the owner and Mr. Kelly replied the date for that process will be extended as well.

Frank Reynolds made a motion, seconded by Nitin Choksi, to deem the modification request of Mr. Paul Cusson dated February 1, 2014 to be non-substantial and to extend all dates in the Modification Decision dated February 11, 2013 for 1 year. All in favor. Approved.

Tom Noel stated he would send a formal letter to Paul Cusson within the next few days which should be recorded at the Registry of Deeds.

Tom Noel noted he had received an email from a student from Brandeis University who is doing a paper/project on 40B projects and requested to interview him and any of the members of the Zoning Board of Appeals. He commented that he had no problem with this because she seemed very sincere with this project. He noted he would be very discrete and general with any information given. He said he was in support of the interviews.

Frank Reynolds commented that the Town was creating a Building Committee and he had been asked to be one of the members. He said he might do this.

Frank Reynolds made a motion, seconded by Nitin Choksi, to adjourn the meeting at 8:02 pm. All in favor. Approved.

Minutes Approved by Committee on: March 2, 2015

Respectfully submitted,



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Thomas R. Noel, Chairman  
Norton Zoning Board of Appeals