



**TOWN OF STERLING
BOARD OF APPEALS**

Butterick Building
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Patrick Fox, Chair
Joseph Curtin, Vice Chair
Diana Baldarelli, Clerk
Matthew CampoBasso, Member
Everett Pierce, Member
Gail Bergeron, Alternate
Joseph Testagrossa, Alternate

Meeting Date: December 12, 2023
Time: 6:00 pm
Location: Butterick Municipal Building, Room 205

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TOWN OF STERLING
TOWN CLERK

Agenda

6:00 pm – Special Permit & Variance - Renee Windward has filed for a Special Permit to allow for the extension, alteration, or change to a pre-existing non-conforming structure for the purposes of building an addition (Article 301-2.5, Section 301-2.2.4(5) and a Variance for relief from the side yard setbacks requirements (Article 301-2.4, Section 301-2.4.2) at a property located at 1 Magnolia Way, Sterling MA, Parcel ID 149-9. The property is located in the Rural Residential & Farming zoning district.

6:15 pm – Administrative Appeal - Lorri Beltz is seeking an Administrative Appeal of the Building Commissioner's determination (Article 301-6.2.2(3) of the Protective Bylaws) that the activities taking place at 57 Greenland Road are not in violation of the Protective Bylaws and are a grandfathered use. The Parcel ID is 125-7, and is located in the Rural Residential Zoning District.

6:20 pm – Discussion & Possible Vote – Discuss the Board's interpretation of the Accessory Dwelling Unit (ADU) Bylaw and draft a letter for the Building Commissioner.

6:25 pm – Minutes - Review minutes from November 14, 2023

Next scheduled meeting: January 9, 2024.

Adjourn

Agenda items listed are those reasonably anticipated by the Chair to be discussed at the meeting. Not all items may be discussed and other items not listed may be brought up for discussion to the extent permitted by law.