

Case # 38-2022
Application Filed: 15 November 2022

DECISION OF THE ZONING BOARD OF APPEALS
ON THE REQUEST FOR A SPECIAL PERMIT

Owners/Applicants: Kirk D. & Elizabeth A. Oswald
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At a meeting held remotely via Zoom on Wednesday, 7 December 2022, the Edgartown Zoning Board of Appeals voted unanimously (5-0) to grant a special permit under section 10.1 G of the zoning bylaw to allow the conversion of a the second floor of a garage from storage to office and half-bath. The property is located on a preexisting, nonconforming lot located at 32 Washque Avenue (Assr. Pcl. 48-9) in the R-120 Residential District.

The application was accompanied by a site plan dated 30 December 2020 by Smith & Dowling and elevations and floor plans dated 29 June 2021. For details concerning this decision please see the Record of Proceedings filed with this Decision in the office of the Town Clerk.]

FINDINGS:

1. The board found the proposal to be appropriate and in harmony with the general purpose and intent of the bylaw: the proposed conversion from storage to office space and half-bath will not adversely affect the neighborhood.
2. The majority of abutters who either wrote to the board or participated in the hearing were in strong support of the project. There were no objections from any town boards or departments.
3. The board found that the conversion will not significantly increase activity on the lot and will not overburden the lot.

No additional conditions were placed on this permit.

This decision of the Board of Appeals and a record of proceedings are on file in the Zoning Board office and in the office of the Town Clerk, Town Hall under Case No: 38-2022.

Zoning Board of Appeals,

Lisa C. Morrison, Assistant

Note: This decision was filed in the office of the Town Clerk on 8 December 2022. Appeals, if any, should be made pursuant to Section 17 of Chapter 40A of the Massachusetts General Laws and should be filed within 20 days of the filing of this decision in the office of the Town Clerk.

_____2022

I hereby certify that no appeal has been filed in the twenty-day period following the date of filing this decision.

Attest: _____