

**APPROVED 1/8/2025**

ZONING BOARD OF APPEALS  
WEDNESDAY, DECEMBER 4, 2024  
RESOURCE ROOM

Attendance: Chair Dan Heney, Vice chair Mike Fitzpatrick, Jim Palmer, Ron Forget, Les Stevens, Ken Frasier Building Inspector

Absent: Margaret Bacon - excused

Dan Heney called the meeting to order at 7 pm.

1. (0:10 TS) 7:00 PM Public Hearing Continued: Lloyd Morin (#2024-12) 175 & 181 Southwest Main St  
Date of Application: 9/5/2024  
Decision Date for Special Permit: 90 days after close of public hearing  
Lloyd Morin gave the Board the revised plans and the Planning Board approved the decision; Ken Frasier gave Mr. Morin the decision to get recorded at the registry.  
(18:40 TS) Motion to close the public hearing made by Mike Fitzpatrick, 2<sup>nd</sup> by Jim Palmer. The vote passed unanimously.  
(19:00 TS) Motion to approve case # 2024-12 for 175 & 181 Southwest Main Street for the house plan and plot plan as submitted made by Mike Fitzpatrick, 2<sup>nd</sup> by Ron Forget. The vote passed unanimously.
2. (22:25 TS) Meeting Minutes: November 6, 2024 – Possible votes  
(24:30 TS) Motion to approve the meeting minutes of November 6, 2024, as written, made by Mike Fitzpatrick, 2<sup>nd</sup> by Ron Forget. The vote passed unanimously.
3. (25:45 TS) North Brown, LLC  
Ken Frasier gave an update for the progress of the site and what needs to be done to start phase 4, and the Board would like to have a meeting with the developer about phase 4 prior to start.  
(37:05 TS) Motion to adjourn the meeting at 7:37 pm, made by Jim Palmer, 2<sup>nd</sup> by Les Stevens. The vote passed unanimously.

Upcoming Meetings: January 8, 2024 & February 5, 2024

Respectfully submitted,

Stephenie Gosselin