

**Minutes
Topsfield Zoning Board of Appeals
Town Hall
Board of Selectmen Meeting Room
February 25, 2020**

Chairman Bob Moriarty called the meeting to order at 7:11PM. Board members present included Chairman Moriarty, David Merrill, Gregor Smith, Dave Moniz, and Jody Clineff. Donna Rich, Community Development Coordinator, was also present.

Visitors: Mark Mscisz

Public Hearing:

371 Boston Street – Chairman Moriarty reported that the applicant had submitted a request for Continuance until March 24, 2020.

Public Hearing:

Adoption of Comprehensive Permit Regulations – After a brief discussion, Chairman Moriarty reported that the sense of the Board was that the adoption of the Comprehensive Permit Regulations was not required. The Public Hearing would remain continued until such time as the Board of Selectmen make a policy decision on the matter.

9-11 South Main St: Request for a modification

Mark Mscisz reported that the Zoning Board Decision of January 3, 2019 required a screen barrier of trees be installed along the neighbors area and now a fence is being requested. The landscaping company has reported that the root systems of the trees presently there will not allow for any new plantings to absorb water and nutrient needed for their survival. Mscisz stated he is looking for a modification to change the trees to a fence, which he has obtained a favorable approval from the neighbors. The style and height of the fence was asked and it was stated it would be 4-5 feet high and of a picket fence style.

Dave Moniz made a motion that in place of a line of arborvitae trees or other landscaping to shield the abutting property at 3 South Main Street, a screening of a picket fence would be installed which would not exceed 4-6 feet, seconded by Gregor Smith; so voted: 5-0.

Minutes: The members voted to approve the January 28, 2020 minutes as amended; 5-0.

At 7:25pm Jody Clineff made a motion to adjourn, seconded by Bob Moriarty; so voted 5-0.

Donna C. Rich
Community Development Coordinator

Per the Open Meeting Law, the documents that were either distributed to the Zoning Board of Appeals before the meeting in a packet, or at the meeting were:

1. Agenda
2. Minutes of January 28, 2020
3. Letter requesting a modification at 9-11 South Main

Approved as amended at the August 4, 2020 Zoning Board of Appeals meeting.

<p>Pursuant to the 'Open Meeting Law,' G.L. 39, § 23B, the approval of these minutes by the Committee constitutes a certification of the date, time and place of the meeting, the members present and absent, and the actions taken at the meeting. Any other description of statements made by any person, or the summary of the discussion of any matter, is included for the purpose of context only, and no certification, express or implied, is made by the Committee as to the completeness or accuracy of such statements.</p>
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