

FINAL

Bridgewater Zoning Board
September 19, 2022 Minutes

Board members present: Chair- Steve Williams, Edwin Boyce, Ronald Linde

Public present: Jim Gickas (building inspector), Matt Hughes and family, Terry Murphy

Steve called the meeting to order at 7:00 PM. He introduced the Board members and asked Matt to explain the project he was requesting a variance for. Matt shared that he was requesting to rebuild a house using its current footprint located at 122 Old Clubhouse Lane, but that he wanted to shift the orientation of it to be further from the lake while not encroaching too much on the road. He shared that currently the house is 24' from the road in one place and 26' from the road in another. He showed on the plans where the requested position of the house would move the house to be 21' from the road and 20' from the road, simply turning the orientation of the house 3'-5'. He stated his goal was to make the house squarer to the road and further from the lake to better match the neighborhood.

Steve asked if the road would be restricted in any way by reorienting the house to which Matt answered no. Steve followed up by asking if the existing building is a tear down and Matt said yes, it would be a new build. Ron asked if the neighbors on either side cared and Matt said they did not. Steve asked if the Board had any questions. They did not. Edwin, Steve, and Ronald voted in favor of accepting the cottage rebuild.

Steve stated the issue is the garage (new structure) as drawn is nonconforming and would require a request for a 10' variance. The new garage would be located on the opposite side of Clubhouse Lane from the house site. Steve, Edwin, and Ronald voted in favor of granting the variance.

The meeting was adjourned at 7:11 PM.