



AGENDA

ZONING BOARD OF APPEALS

The Amherst Zoning Board of Appeals will virtually meet at **6:00PM** on **Thursday, August 25, 2022**

Pursuant to Chapter 20 of the Acts of 2021 and extended by Chapter 22 of the Acts of 2022, this meeting will be conducted via remote means. Members of the public who wish to access the meeting may do so via Zoom or by telephone. No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means.

To join the meeting via computer: <https://amherstma.zoom.us/j/83381136433>

To join the meeting via telephone: Call (646) 931-3860, enter webinar ID when prompted: 833 8113 6433. When prompted to enter your participant number press #

At this Meeting, the Amherst Zoning Board of Appeals will conduct the following business:

ROLL CALL:

PUBLIC MEETING:

PUBLIC HEARING:

ZBA FY2023-02, Michael & Tracy Holden - Request a Special Permit to modify the previously approved Special Permit ZBA FY2007-43 to allow the construction of a one family detached dwelling, as a complementary Principal Use to the existing two family detached dwelling (duplex), under Sections 3.01, 3.320, 3.3211, and 10.38 of the Zoning Bylaw, located at **1147 North Pleasant Street (Map 5C/Parcel 35)**, Village Center Residence (R-VC) Zoning District

ZBA FY2023-03, Fort River Solar 2, LLC - Request a Special Permit to modify the previously approved Special Permit ZBA FY2019-09 for the proposed modification to Condition 23 and to request a permit extension in order to allow additional time to commence construction beyond the September 12, 2022 expiration, under M.G.L. 40 A Section 9 and Section 10.33 of the Zoning Bylaw, at **191 West Pomeroy Lane** (Map 19D/Parcel 10), Flood Prone Conservancy (FPC); Neighborhood Residence (R-N); and Outlying Residence (R-O) Zoning Districts.

ZBA Rules & Regulations – To review the ZBA Rules & Regulations, in order to bring them into compliance with the Amherst Home Rule Charter, and to review other necessary updates, including submission requirements, legal ad fees, and ZBA procedures.

GENERAL PUBLIC COMMENT PERIOD:

OTHER BUSINESS NOT ANTICIPATED WITHIN 48 HOURS:

ADJOURN:

STEVE JUDGE, CHAIR
AMHERST ZONING BOARD OF APPEALS