



# Zoning Board of Appeals – Town of Spencer

## *Agenda*

Zoning Board of Appeals Special Meeting

**Remote and In-person Meeting**

**Monday, September 25, 2023, at 7:00 PM**

Conference Room A

*Memorial Town Hall - 157 Main Street, Spencer, MA*

Please join the meeting from your computer, tablet, or smartphone.

<https://meet.goto.com/spencerODIS/zba>

You can also dial in using your phone.

United States: +1 (786) 535-3211

Access Code: 352-696-453

**Important: please mute your phone until the Chairman calls upon you to speak.**

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1. **7:00 pm – Open Meeting**
2. **Public Hearing: Appeal– Applicant/Owner: John Jolin; Location: 19 Sherman Grove, Spencer Assessor’s Map U32-36. The applicant is seeking an Appeal under Sections 4.9.3A, of the Spencer Zoning Bylaw to appeal the determination of abandonment by the Building Inspector. The property is in the Lake Residential (LR) zoning district.**
3. **Special Permit– Applicant: Franciso Turcios, Owner: Santos & Idelisa Turcios; Location: 87 Hastings Road, Spencer Assessor’s Map R48-17-4. The applicant is seeking a Special Permit under Sections 4.8.1 (accessory apartment), of the Spencer Zoning Bylaw to build a new single-family home with an accessory apartment. The property is in the Rural Residential (RR) zoning district.**
4. **Approval of Minutes: 8/30/2023**
5. **Town Planner Report**
6. **Citizens Input**
7. **New Business/ Adjournment**

Interested Parties may review these applications online on the Spencer website <https://www.spencerma.gov/zoning-board-appeals> under News and Announcements the meeting material will be available to review OR call the Office of Development & Inspectional Services in Memorial Town Hall located at 157 Main Street Spencer, MA 01562, during regular business hours from 7:30am-4:30pm Monday-Wednesday and 7:30am-12:00pm on Thursday.