



## TOWN OF EASTHAM

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### EASTHAM ZONING BOARD MEETING MINUTES Earle Mountain Room May 18, 2022, 5:00 pm

Members present: Brian Ridgeway, Bob Sheldon, Joanne Verlinden, Bob Bruns,  
Gay Craig

Members absent:

Staff present: Paul Lagg, Community Development Director & Kayla Urquhart,  
Administrative Assistant, Art Autorino, Select Board Liaison

Joanne Verlinden opened the meeting in conjunction with Dan Coppelman at 5:00 pm for the joint meeting of the Planning Board and Zoning Board. They both stated the meeting was being recorded and could be found at eastham.gov.

**Case No. ZBA-2022-5** – 200 Shurtleff Road, Map 7, Parcel 194. Ronald & Maria DePolo (Owners) seek a Variance pursuant to M.G.L. c. 40A section 10 and Eastham Zoning By-law Section 21 Definitions (Building Height) to demolish an existing dwelling and shed and construct a new dwelling, garage and pool with landscaping and hardscaping where the proposed structure will exceed the 30-foot maximum building height requirement.

Attorney Zehnder presented the DePoalo's application and the hardship they are facing in constructing their new dwelling. Attorney Zehnder described the challenges being faced during the design phase of this project, which included the height of the dwelling. The challenges factoring into the increased height included land typography and measurement techniques. Peter MacDonald, Schofield Brothers also was present to comment on the elevation and the difficulty of design due to the typography. There was a lengthy discussion on design, shape and typography of the lot from board members.

A continuance was requested to the next ZBA meeting of June 2, 2022.

**MOTION** by Ridgeway to continue case ZBA-22-5 to June 2<sup>nd</sup> **SECONDED** by BRUNS.  
In favor: Ridgeway, Sheldon, Verlinden, Bruns, Craig  
Opposed: None

**MOTION** by Bruns to adjourn **SECONDED** by Ridgeway

In favor: Ridgeway, Sheldon, Verlinden, Bruns, Craig  
Opposed: None

The ZBA portion of the meeting adjourned at 5:35pm.

Respectively submitted by Kayla Urquhart

*Gay Craig 6/2/21*  
Gay Craig, Clerk