

Town of Wilmington
Board of Appeals
Minutes - April 19, 2023

The Board of Appeals held a meeting in the auditorium at the Town Hall. The meeting was called to order at 7:00 PM. Daniel Veerman, Jacquelyn Santini, Thomas Siracusa, Raymond Lepore and Tony Barletta were present

Case 11-22 and Case 12-22 278 Lowell St Map 72, Parcel 1B
278 Lowell Street

-to appeal the Building Inspector's Zoning Decisions
Applicant requested a continuance until the May 10, 2023 meeting
Jacquelyn Santini makes a motion to continue
Ray Lepore Seconds
Vote is unanimous to continue cases until 5/10/23 meeting

Case 4-23 Golden Realty Trust Map 35, Parcel 29
79 Nichols Street

-to acquire a Comprehensive permit Under MGL Chapter 40B
Attorney Michael Newhouse present for the applicant and requests the Board accept the Peer Reviews submitted by Kleinfelder and TEC and requesting a continuance until the 5/10/23 meeting to present.
Ray Lepore makes a motion to allow the Peer Reviews
Jacquelyn Santini seconds
Vote is unanimous to approve the Peer Reviews

Ray Lepore makes a motion to allow this case to continue until the 5/10/23 meeting

Tony Barletta seconds
Vote is unanimous to continue

Case 6-23 Scott Nolan Map 49, Parcel 134
9 Allen Park Drive

-to acquire a Special Permit for the Ground Water Protection District
Scott Nolan explains the mitigation system; a roof drain recharge system; which has been approved by the engineering department


Ray Lepore makes a motion to approve the Special Permit
Jacquelyn Santini seconds
Vote is unanimous to approve the Special Permit

Case 7-23 David Doherty Map 34, Parcel 151
1 Pond Street

-to acquire a Special Permit section 6.1.6.3 to extend a non-conforming structure
David Doherty explains how he would like to put an addition on an existing deck which is currently in the setbacks
Planning Board is not in favor of increasing the non-conformity
Michael Tkachuk present as an abutter and is in favor of the plan

Ray Lepore makes a motion to approve Case 7-23 as it will be no more detrimental to the neighborhood
Tom Siracusa seconds the motion
Vote is 4 to 1 to approve Case 7-23
Jacquelyn Santini is a no vote

-Jacquelyn Santini makes a motion to adjourn at 7:25 PM
Tom Siracusa seconds the motion
vote is unanimous to adjourn



Kelly A Malatesta
Recording Secretary