

Zoning Board of Adjustment  
December 20, 2018

Members present: Chris Stafford, Roger Denison, Walter Baird, Jason Holder, John Russo

Others present: Chester Sullivan

Jason was designated a voting member.

Case # 2018-5 Special Exception request from CMS Sullivan, Inc., for the property known as 36 Brendan's Way, 3-174-9, to build an accessory dwelling unit (ADU) per zoning ordinance article IV.A.4

Mr. Sullivan briefly explained the house he is building and that he has been requested to include an "in-law" apartment. Mr. Sullivan indicated that he was familiar with the Danville Zoning requirements including the square foot area of an ADU. His plans already include an area for the "in-law" apartment.

Chris asked if he was the current owner and he indicated he was. Chris explained that any approval of the Accessory Dwelling Unit special exception goes to the owner of record. Once the property is sold, the new owner would need to request a new Special Exception. Mr. Sullivan asked if they would need to pay an additional fee. Chris indicated yes. Chris indicated that one option would be to continue the hearing until Mr. Sullivan sells the property and the new owner is identified. Mr. Sullivan indicated that he would be in favor of a continuance and indicated that he did not believe he would sell the property before May.

Chris made and John seconded a **motion to continue the hearing to May 7<sup>th</sup>** (ZBA Annual Meeting date). The motion **passed** unanimously. The continuance was rescheduled to May 7th.

At 8:00pm Walter made and Roger seconded a **motion to adjourn**. The motion **passed** unanimously.

Respectfully submitted,

Janet S. Denison