

The following members attended the public meeting:

Doreen Prouty, Chairperson
Fred Harpin, Vice Chairperson
Joseph Conte-Clerk
Larry Hoague, Alternate
Betty Manchino-Secretary

1. Case #1794-Stanislas & Sheila Coly

Chairperson Prouty opened this public hearing at 6:30PM by reading the legal notice. Sitting on this case was Prouty Harpin and Conte.

Attorney Brad Martin, 63 Kanawah Drive, Agawam, MA represented the petitioners Mr. & Mrs. Coly. He explained his clients have owned this building since 2003 and had no knowledge that they were operating the premises illegally until the Fire Department notified them that parents had raised the issue of proper exits to this unit if a fire should occur and that their studio exceeds the current zoning restrictions of 20% of the allowable space. His clients purchased this property where the previous owners had finished this garage and used it as a space to build and work on a race car.

Mr. Conte questioned the size of this art studio and was advised it was approximately 648 square feet which is twice the amount of allowed footage under the current zoning regulations.

Chairperson Prouty questioned if the petitioners currently had a business permit with the Town of Agawam and was advised they were, but they were operating without a certificate of occupancy with the Town of Agawam.

Mr. Conte stated that since this buildings pre-existing use before was as a building and the previous owners were for a non-conforming use and that the Coly's should seek the continuation of a non-conforming use with their business being a school. Mr. Conte stated the Board is inclined to help these people and suggested that the ZBA conduct a site inspection of this location and Chairperson Prouty agreed. A site inspection was set for June 12th @ 5:30PM .

Speaking in favor of this variance were John Johnson, 92 Suffield Street, the previous owner of this property. He stated that the Coly's are doing a marvelous job with the children of this Town and this variance should be granted. Their tutoring is very helpful for the youth of this Town. The Coly's life is spent with children.

Chrystal Johnson, 92 Suffield Street spoke in favor of this petition stating that many Agawam children benefit from the programs conducted by the Coly's.

Michilane Shea, 543 Franklin Street Extension spoke in favor of this petition as her three children attend programs at this studio.

David Kakely and Dorothy Kakely, River Road stated this was a great place for children and their son goes to classes there and is tutored by the Coly's

Chairperson Prouty made the motion to reschedule this public hearing after the site visit to July 9th at 6:30PM..

2. Case #1789 - Greco

Chairperson Prouty reopened this public hearing at 7:00PM.

Sitting on this case was Prouty, Harpin and Hoague.

Mr. & Mrs. Greco had not submitted their site plan to the ZBA and they submitted it too late to get on the Planning Board's Agenda. They were told that they must submit the proper site plan and appear before the Planning Board before the ZBA can act on their petition.

Mr. Conte also reminded the petitioners to go to the Health Inspector for a letter of recommendation on their petition.

Chairperson Prouty made the motion to continue this public hearing until July 9th at 7:00PM seconded by Harpin.

3. Case #1791-Valenti

Chairperson Prouty reopened this public hearing at 7:30PM. Sitting on this petition were Prouty Conte and Hoague.

The petitioner, Mr. Valenti, was not in attendance. The ZBA conducted their site inspection as stated.

Chairperson Prouty made the motion to continue this public hearing until July 9th at 7:30PM seconded by Conte.

4. Case #1792- Salema

Chairperson Prouty reopened this public hearing at 8:00PM. Sitting on this petition were Prouty, Conte and Hoague.

Mr. Gary Weiner of Eco-Tech who was hired to represent the Salema family explained that they have not gone to the Planning Board yet and was advised that they needed Planning Board approval of their site plan before the ZBA could act on their petition.

Chairperson Prouty made the motion to continue this Public Hearing until July 9th at 8:00PM seconded by Conte.

5. Minutes of May 29, 2007 were approved.

6. Chairperson Prouty made the motion to adjourn at 8:05PM seconded by Harpin.