

TOWN OF LANCASTER  
BOARD OF APPEALS  
Remote Meeting Via Zoom  
March 24, 2022

Present: Chair Jeanne Rich, Matt Mayo, Ryan Aldrich, Rob Alix, and Dennis Hubbard Jr.

Absent: Frank Sullivan and David Stadtherr

Staff Present: Debra Dennis, Planning & Community Development and Jasmin Farinacci, Planning Director

List of Documents:

- Agenda- March 24, 2022
- Minutes: January 27, 2022, and February 24, 2022

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There being a quorum present, Chair Jeanne Rich called the meeting to order at 7:15 PM.

Roll Call Attendance: Rob Alix here, Matt Mayo here, Ryan Aldrich here, Dennis Hubbard Jr. here, and Jeanne Rich here.

Chair Rich welcomed Dennis Hubbard Jr. to the Board.

## **Minutes**

- January 27, 2022-**Rob Alix made a motion to approve the minutes of January 27, 2022, and Matt Mayo seconded the motion. No Discussion. Roll Call Vote: Rob Alix yes, Matt Mayo yes, Ryan Aldrich yes, and Jeanne Rich yes.**
- February 24, 2022-**Rob Alix made a motion to approve the minutes of February 24, 2022, and Matt Mayo seconded the motion. No Discussion. Roll Call Vote: Rob Alix yes, Matt Mayo yes, and Jeanne Rich yes.**

**Vote to continue due to lack of voting members-** Kalon Farms, Inc. (applicant) for a Special Permits to allow the applicant to have larger events (mud races, artisan festivals, fairs, etc.) periodically, pursuant 220-8.3. D. of the Town of Lancaster Zoning Bylaws. The site is located in the Residential Zoning District at 339 Seven Bridge Road, Lancaster, MA, and is identified on Assessor's Map 30 as Parcel 128. (***Public Hearing was closed on February 24, 2022***)

Chair Rich said the public hearing was closed at the last meeting. Since the Board does not have a quorum of voting members tonight this will need to be continued until the Boards March 31, 2022, meeting. **Rob Alix made a motion to continue this until the next meeting March 31, 2022 at 7:00pm and Matt Mayo seconded the motion. No discussion. Roll Call Vote: Rob Alix yes, Matt Mayo yes, and Jeanne Rich yes.**

**Other Business:**

Chair Rich said Dennis Hubbard Jr. and Eric Jakubowicz our alternate members have been sworn in.

**Adjourn**

**Matt Mayo made a motion to adjourn, and Rob Alix seconded the motion. No discussion. Roll Call Vote: Rob Alix yes, Matt Mayo yes, Ryan Aldrich yes, Dennis Hubbard Jr. yes, and Jeanne Rich yes.**

The meeting was adjourned at 7:20 PM.

Respectfully submitted

Debra Dennis, Office Manager  
Community Development & Planning