



**The Rochester Zoning Board of Appeals will meet
in the *Town Hall Meeting Room, 1 Constitution Way,*
on Thursday, March 10, 2022 at 7:00 p.m.**

(This meeting will be held both in person and on Zoom)

To join the Zoom Meeting:
<https://us02web.zoom.us/j/85379967359>
Meeting ID: 853 7996 7359
One tap mobile: (646) 876-9923

REC'D ROCHESTER TOWN CLERK
MAR 7 '22 AM 10:45

**AGENDA
March 10, 2022**

7:00 p.m. CALL MEETING TO ORDER

PUBLIC MEETING

- **Minutes:**
 - Business Meeting Minutes of February 10, 2022
 - Public Hearing #1170 Minutes of February 10, 2022
 - Public Hearing #1172 Minutes of February 10, 2022
 - Public Hearing #1173 Minutes of February 10, 2022

 - Business Meeting Minutes of February 24, 2022
 - Public Hearing #1174 Minutes of February 24, 2022
 - Public Hearing #1172 Minutes of February 24, 2022
 - Public Hearing #1170 Minutes of February 24, 2022
- **Board Signature**
- **Vouchers**
- **Old Business**
- **New Business:** #1163 Variance Extension Request, Carl Achorn, 0 Snipatuit Road
- **Correspondence**

PUBLIC HEARINGS

- 1170 *(continued from 1/13/22, 1/27/22, 2/10/22, 2/24/22)*
Industrial Tower and Wireless, LLC for property located at 0 High Street, identified on Assessor's Map 19, Lot 5 who is seeking a Special Permit for the construction of a 190-foot monopole style telecommunications facility under Chapter 22.30 Personal Wireless Services Facilities of the Rochester Zoning By-Laws.
- 1172 *(continued from 2/10/22)*
Anthony and Mary-Patrice Ruocco for property located at 308 New Bedford Road, identified on Assessor's Map 2, Lot 13A who are seeking a Special Permit under Chapter 20.40, Section F.6. to use the premises as not only a residence, but to establish a Farm Winery (A&M Winery). They propose to specialize in providing specialty dessert wines for wine tastings on site, by appointment, and subsequently providing small batches for weddings and corporate functions conducted elsewhere. The wine is proposed to be prepared, fermented, and bottled on site.

7:15 p.m.

- 1175** Jeffrey & Amanda Costa for property located at 47 Cross Road, identified on Assessor's Map 16, Lot 13V, who are seeking a Variance under Chapter 20.40, Section E.2.(7) to construct a garage over 1,000 square feet, to be attached to the house with a covered breezeway.
- 1176** Alisha Fitzpatrick for property located at 116 Walnut Plain Road, identified on Assessor's Map 11, Lot 6E, who is seeking a Special Permit under Chapter 20.40, Section F.6. for a hobby kennel of 4 dogs or more, to include kennels in the basement, a grooming space, all for personal use only, and breeding dogs.

ADJOURNMENT

REC'D ROCHESTER TOWN CLERK
MAR 7 '22 AM 10:46