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**ZONING BOARD OF APPEALS
MINUTES**

April 22, 2013

The Lunenburg Zoning Board of Appeals held a public meeting on Saturday, April 20, 2013 at 5:00 PM. The meeting was held at the Ritter Memorial Building, 960 Massachusetts Avenue, Lunenburg, MA 01462.

The meeting was held to discuss litigation regarding Hollis Hills, LLC vs. Lunenburg Zoning Board of Appeals. Housing Appeals Court No. 07-13.

Members present: Chairman Donald F. Bowen, Alfred Gravelle, Hans Wentrup, Sheila Lumi and James Besarkarski.

The Board came to order at 5:00 p.m. Chairman Donald F. Bowen proposed going into executive session and declared that the reason for executive session would be to discuss litigation strategy in Hollis Hills LLC vs. Lunenburg Zoning Board of Appeals, HAC No. 07-13 and that having the discussion in open session may be detrimental to the Town of Lunenburg's litigation position.

Mr. Bowen asked that the Board not return to open session.

Mr. Bowen made a motion to go into executive session and the motion was seconded by Hans Wentrup. The roll call vote was as follows: Donald Bowen voted yes, Alfred Gravelle voted yes, Hans Wentrup voted yes Sheila Lumi voted yes and James Besarkarski voted yes.

The regular meeting was adjourned at 5:05 P.M.

Respectfully submitted,

Lisa Normandin

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Members present: Chairman Donald F. Bowen, Alfred Gravelle, Hans Wentrup, Sheila Lumi and James Besarkarski.

The Board came to order at 5:00 p.m. Chairman Donald F. Bowen proposed going into executive session to discuss pending litigation.

Chairman Bowen declared that the reason for executive session would be to discuss litigation strategy in Hollis Hills LLC vs. Lunenburg Zoning Board of Appeals, HAC No. 07-13 and that having the discussion in open session may be detrimental to the Town of Lunenburg's litigation position. Chairman Bowen made a motion to go into executive session under MGL Chapter 30A, Section 21a (9) to discuss litigation regarding Hollis Hills, LLC vs. Lunenburg Zoning Board of Appeals. Housing Appeals Court No. 07-13, he asked also that the Board not return to open session. The roll call vote was as follows: Donald Bowen voted yes, Alfred Gravelle voted yes, Hans Wentrup voted yes Sheila Lumi voted yes and James Besarkarski voted yes.

In executive session, the Board discussed matters related to sewerage and betterment assessments with regard to the Hollis Hills 40B development. After due deliberation a Hans Wentrup motion was made to authorize Town Counsel to initiate an appeal from the HAC ruling on March 25, 2013 known as Hollis Hills, LLC vs. Lunenburg Zoning Board of Appeals. Housing Appeals Court No. 07-13, James Besarkarski seconded the motion

The roll call vote was as follows: Donald Bowen voted yes, Alfred Gravelle voted yes, Hans Wentrup voted yes Sheila Lumi voted yes and James Besarkarski voted yes.

The Board by roll call vote, voted to exit the executive session as follows: Donald Bowen voted yes, Alfred Gravelle voted yes, Hans Wentrup voted yes Sheila Lumi voted yes and James Besarkarski voted yes.

The meeting was adjourned at 5:20 P.M.

Respectfully submitted,

Lisa Norrandin