

Print

Meeting Notice - Submission #3944

Date Submitted: 12/27/2018



Pursuant to MGL Chapter 30A, § 18-25

All meeting notices and agenda must be filed with the Town Clerk's Office and posted at least 48 hours prior to the meeting (excluding Saturdays, Sundays and Holidays). All meeting notices and agenda must be submitted to the Town Clerk for posting no later than one hour prior to the close of business.

Received by Town Clerk

12/28/2018

8:10 AM

Is this a REVISED MEETING NOTICE*

NO

Date of Original Posting

REQUIRED

Time of Original Posting

REQUIRED

If this is a revision to an earlier revision, please list date and time of previous revision(s)

Example: 01/01/16 at 12:01 PM

Committee or Governing Body*

Zoning Board of Appeals

Meeting Location*

Town Hall Room A

Date & Time of Meeting*

1/17/2019

7:30 PM

Signature of Chairman or Authorized Person*

M. Rodgers

Date*

12/27/2018

AGENDA

Citizen Queries:

Continued Public Hearings:

Kieran McAllen requests Comprehensive Permit approval, pursuant to MGL Ch. 40B, to construct 40 age-restricted for-sale dwelling units (20 duplexes), of which 25% would be subsidized for low to moderate income use, at 30 and 34 Town Farm Road and 17 Locust Road (Assessor's Map 30B, Lots 63, 37A and 33) (continued from the May, June, July, August, September, October, November 2017; January, February, March, April, May, June, July, August and September 2018 meetings)

Essex Pastures, LLC requests Comprehensive Permit approval, pursuant to MGL Ch. 40B, to construct one hundred ninety-four (194) residential rental units, of which forty-nine (49) units would be affordable to households earning no more than eighty-percent (80%) of the area median income at 26 Essex Road (Assessor's Map 54A, Lot 14A) 36 Essex Road (Map 54C, Lot 22); 38 Essex Road (Map 54C, Lot 22A) 42 Essex Road, (Map 54C, Lot 23) and 44 Essex Road (Map 54C, Lot 24). (continued from the June, July, August and September meetings)

Elder Friendly Housing, LLC. Karl Mayer requests a Comprehensive Permit approval, pursuant to MGL Ch. 40B, to construct eight (8) age-restricted for-sale dwelling units of which 25% (2 units) would be subsidized for low to moderate income use at 25 Pleasant Street (Map 41B Lot 043) (continued from the August and September meeting)

Krista and Matthew Banker request special permit and/or variance pursuant to sections II B.3, XI.J +K and VI.B footnote 2, Table of Dimensional and Density Regulations, to exceed the front yard setback by more than 10% and reduce the side yard setback by no more than 50% of the required for an addition and porch at 6 Randall Road (Map 37B Lot 025) (continued from the October and November meetings)

Eric Kocen requests a special permit, pursuant to sections II.B.3, V.D, VI.B, IX.J & XI.J, to construct an accessory apartment in a single family dwelling, and pursuant to section XI.K, variances to allow greater than 900 s.f. of gross floor area and more than one bedroom, at 10 Highland Avenue. (Map 31C, Lot 110) Continued from November meeting

Richard and Debra Brockelbank request: a use variance, pursuant to section XI.K, to allow an accessory apartment in a two-family dwelling; modification of a special permit prohibiting the creation of an additional dwelling unit; and a special permit pursuant to sections IIB.3, V.D, VI.B, IX.J, & XI.J at 241 High Street. Continued from November meeting (Map 20D, Lot 27A)

New Business

Carole Douglas Hall requests a special permit and/or variance pursuant to Sections II B –XI.J, XI.K and Footnote 2 to the Table of Dimensional and Density Regulations in section VI to reduce the front yard setback from existing 21-feet to 1-foot and to reduce the left side yard setback from 31-feet to 8.5-feet, to construct a two-story addition at 6 Cameron Avenue. (Assessor's Map 31D Lot 68A).

Carole Douglas Hall requests a special permit to construct an accessory apartment pursuant to sections IX.J & XI.J in a single family dwelling 6 Cameron Avenue. (Assessor's Map 31D Lot 68A).

Ryan McShera, Red Barn Architecture requests a special permit and/or variance pursuant to sections XI.J and XI.K and II.B.3, footnote 2 to the Table of Dimensional and Density Regulations in section VI for attaching a two story addition to the primary structure, all within exiting setbacks at 44 High Street. (Assessor's Map 30D Lot 33)

Approval of Minutes: 11.15.18 and 11.29.18

Adjourn: