

CITY OF MARLBOROUGH AGENDA AND MEETING POSTING

Meeting Name: Zoning Board of Appeals
Date: March 23, 2021 (Tuesday)
Time: 7:00 PM
Location: Will be conducted via remote participation

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Agenda Items to be addressed:

Participation will be via Virtual Means Only - Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A, §18, and the Governor's March 15, 2020 Order imposing strict limitation on the number of people that may gather in one place, this meeting of the Zoning Board of Appeals will be conducted via remote participation. A link to the website for the meeting will be provided on the City's website on the City public meeting Calendar and on the Zoning Board of Appeals website at least 48 hours prior to the meeting. To access the City web site go to: <https://www.marlbrough-ma.gov/> and choose calendar and click on the March 23,2021 meeting date.

Public Hearing:

- 7:00 PM Request for Variance
194 Church St. – Ryan Judy
Request for variance to construct a new addition located in Residential Zoning District (RB). Does not comply with Chapter 650-41, "Table of Lot Area, Yards and Height of Structures". The table states that the maximum height of structures in Zoning District (RB) is 2 ½ stories and based upon plans the building is 3 stories tall.
- 7:30 PM 880 Donald Lynch Blvd. – Todd Wilson
To appeal the Building Commissioner's denial letter, dated December 21, 2020 to construct/add kitchenettes in each unit of the hotel at 880 Donald Lynch Blvd. Map 50 Parcel 4B of the Assessor's Maps. Chapter 650-58. Located in a Limited Industrial zone (LI). **** THIS PUBLIC HEARING WILL BE OPENED WITH NO TESTIMONY BEING HEARD AND CONTINUED TO April 13, 2021 AT 7:00 PM. ****

Discussion/Other Business:

- 7:45 PM 21 Patten Dr. – Thomas Coder (public hearing closed)
The reconstruction of a single family home granted by Special Permit thru City Council does not meet the three conditions of the Special Permit: The structure is large than approved on all four sides; the structure is higher than approved; Lot coverage increased beyond approved; concrete pavers were installed for approximately 10 ft. of the city's right of way 650-49B(4) Paving materials (a) and Driveway width expanded without prior approval. Variances request under (Chapter 650-58(B)(2) and Chapter 650-58(B)(3)(c) for rear setback and lot coverage. Zoning District A3, Map 5 Parcel 80.

Adjournment

THE LISTING OF TOPICS THAT THE CHAIR REASONABLY ANTICIPATES WILL BE DISCUSSED AT THE MEETING IS NOT INTENDED AS A GUARANTEE OF THE TOPICS THAT WILL HAVE BEEN DISCUSSED. NOT ALL TOPICS LISTED MAY IN FACT BE DISCUSSED, AND OTHER TOPICS NOT LISTED MAY ALSO BE BROUGHT UP FOR DISCUSSION TO THE EXTENT PERMITTED BY LAW.