

AGENDA

TOWN OF BELMONT ZONING BOARD OF APPEALS

MONDAY, APRIL 9, 2007, at 7:30 p.m.

ASSEMBLY ROOM, BELMONT PUBLIC LIBRARY
336 Concord Avenue

1. CALL TO ORDER

2. CONTINUED PUBLIC HEARINGS:

1. CASE NO. 07-12 – SPECIAL PERMIT

50 Brighton Street, SND Realty Corp., Nicholas R. Sacca, Jr., President

The applicant seeks **A SPECIAL PERMIT** under Section 1.5 of the Zoning By-Laws **FOR A NONCONFORMING USE** (commercial garage and gas and service station) in order **TO ALLOW STORAGE OF COMMERCIAL VEHICLES AND EQUIPMENT** in a Single Residence C Zoning District.

NOTE:	FILE DATE	-	February 5, 2007
	DECISION DUE DATE	-	July 9, 2007

2. CASE NO. 07-08 – SPECIAL PERMIT

50-52 Bartlett Avenue, Christopher Eaton

The applicant seeks **A SPECIAL PERMIT** under Section 5.1.3 **FOR FRONT YARD PARKING** in a General Residence Zoning District.

NOTE:	FILE DATE	-	December 28, 2007
	DECISION DUE DATE	-	July 9, 2007

3. PUBLIC HEARINGS:

1. CASE NO. 07-13 – SPECIAL PERMIT

63 Concord Avenue, Angela Wong, d/b/a Pacific Osaka Restaurant

The applicant seeks **A SPECIAL PERMIT** under Section 3.3 **FOR A RESTAURANT BY CHANGING THE OWNERSHIP** from HING SANG KAM, d/b/a Summer Palace, TO ANGELA WONG, d/b/a Pacific Osaka Restaurant, in a Local Business III Zoning District.

NOTE:	FILE DATE	-	February 21, 2007
	DECISION DUE DATE	-	July 9, 2007

2. CASE NO. 07-14 – SPECIAL PERMIT

311 Cross Street, Thomas and Claire Grimble

The applicants seek **A SPECIAL PERMIT** under Section 3.3 for **OPEN LOT STORAGE OF A POP UP CAMPING TRAILER** in a Single Residence C Zoning District.

NOTE:	FILE DATE	-	March 7, 2007
	DECISION DUE DATE	-	July 9, 2007

3. CASE NO. 07-15 – SPECIAL PERMIT

774 Pleasant Street, Belmont Motorcars, Inc, Josh Marmor, President

The applicant seeks **A SPECIAL PERMIT** under Section 3.3 to **SELL USED MOTOR VEHICLES** in a Local Business II Zoning District.

NOTE:	FILING DATE	-	March 5, 2007
	DECISION DUE DATE	-	July 9, 2007

4. CASE NO. 07-16 – SPECIAL PERMIT

353 Trapelo Road, Riverside Management Group, d/b/a Dunkin Donuts, Duarte Carvalho, Manager, William York, Agent,

The applicants seek **A SPECIAL PERMIT** under Section 3.3 to **OPERATE A RESTAURANT** in a Local Business III Zoning District.

NOTE:	FILE DATE	-	March 14, 2007
	DECISION DUE DATE	-	July 9, 2007

5. CASE NO. 07-17 – SPECIAL PERMIT

29 Loring Street, Mary Hale, Richard Vaccarello, agent

The applicant seeks **A SPECIAL PERMIT TO MAINTAIN THE NONCONFORMING SIDE YARD SETBACK** (3.4' existing and proposed) in order **TO CONSTRUCT A DECK** in a General Residence Zoning District.

NOTE:	FILE DATE	-	March 15, 2007
	DECISION DUE DATE	-	July 9, 2007

4. DELIBERATE AND VOTE ON THE FOLLOWING CASES (time permitting):

<u>ZBA Case #</u>	<u>Street Address</u>	<u>Due Date</u>
06-43	11 Brighton Street	May 7, 2007
07-02	24 Hamilton Road	After Town Meeting
07-08	50-52 Bartlett Avenue	July 9, 2007
07-09	51 Warwick Road	June 4, 2007
07-10	54 Old Middlesex Road	May 16, 2007
07-11	6-8 Oxford Avenue	June 4, 2007
07-12	50 Brighton Street	July 9, 2007
07-13	63 Concord Avenue	July 9, 2007
07-14	311 Cross Street	July 9, 2007
07-15	774 Pleasant Street	July 9, 2007
07-16	353 Trapelo Road	July 9, 2007
07-17	29 Loring Street	July 9, 2007

5. ADJOURNMENT

The Zoning Board of Appeals next regularly scheduled hearing will be **Monday, May 7, 2007.**