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AGENDA

TOWN OF BELMONT ZONING BOARD OF APPEALS

MONDAY, APRIL 13, 2009, AT 7:00 P.M.

ART GALLERY, 3rd FLOOR, HOMER MUNICIPAL BUILDING
19 Moore Street

1. CALL TO ORDER

2. CONTINUED PUBLIC HEARING:

- 1. CASE NO. 09-04-APPEAL
580 Trapelo Road, Jeff Buster

Materials regarding this case were previously sent to you.

NOTE:	FILE DATE	-	October 31, 2009
	DECISION DUE DATE	-	May 31, 2009

3. PUBLIC HEARINGS

- 1. CASE NO. 09-08 - SPECIAL PERMIT
12-20 Church Street, Bell Atlantic d/b/a Verizon Wireless, Michael Giaimo, Agent

The applicant seeks **TO REVIEW AND RENEW A SPECIAL PERMIT** previously granted under Section 3.3 of the Zoning By-Law (ZBA Cases 06-12 and 07-03) for a **Roof Mounted Wireless Telecommunications Facility** and appurtenant equipment at 12-20 CHURCH STREET in the LOCAL BUSINESS I ZONING DISTRICT.

NOTE:	FILE DATE	-	February 9, 2009
	DECISION DUE DATE	-	July 13, 2009

- 2. CASE NO. 09-09 - SPECIAL PERMIT
780 Concord Avenue, Bell Atlantic d/b/a Verizon Wireless, Michael Giaimo, Agent

The applicant seeks **TO REVIEW AND RENEW A SPECIAL PERMIT** previously granted under Section 3.3 of the Zoning By-Law (ZBA Cases 06-13 and 07-04) for a **Wireless Telecommunications Facility** and appurtenant equipment at 780 CONCORD AVENUE in the McLean Zoning District.

NOTE:	FILE DATE	-	February 9, 2009
	DECISION DUE DATE	-	July 13, 2009

3. CASE NO 09-10 - TWO SPECIAL PERMITS

307 Pleasant Street, Iris Ponte, Robert Anese, Agent

The applicant seeks **TWO SPECIAL PERMITS**:

1. Under Section 3.3, to operate a **FAMILY DAYCARE HOME** (no more than 6 children); and,
2. Under Section 3.4.2, to operate a **HOME OCCUPATION** (consulting office) **WITH CLIENTS VISITING THE PREMISES**

at 307 PLEASANT STREET located in a Single Residence B Zoning District.

NOTE: FILE DATE - March 9, 2009
DECISION DUE DATE - July 13, 2009

4. CASE NO 09-11 - SPECIAL PERMIT

6-8 Oxford Avenue, Yuri Petrosyan

The applicant seeks to amend a previously granted **SPECIAL PERMIT** (ZBA Case 07-11; to maintain the nonconforming side setback – 10'0" allowed; 7'8" existing and proposed) in order **TO ENLARGE THE APPROVED DORMER BY 2'-0"** at 8 OXFORD AVENUE in a General Residence Zoning District.

NOTE: FILE DATE - March 12, 2009
DECISION DUE DATE - July 13, 2009

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

<u>ZBA Case #</u>	<u>Street Address</u>	<u>Due Date</u>
09-04	580 Trapelo Road	May 31, 2009
09-08	12-20 Church Street	July 13, 2009
09-09	780 Concord Avenue	July 13, 2009
09-10	307 Pleasant Street	July 13, 2009
09-11	6-8 Oxford Avenue	July 13, 2009

5. ADJOURNMENT

The Zoning Board of Appeals next regularly scheduled hearing will be **MONDAY, MAY 4, 2009**. This hearing date may need to reschedule to accommodate the third night of the Annual Town Meeting – public hearings cannot be held on the same night at Town Meeting.