

AGENDA

TOWN OF BELMONT ZONING BOARD OF APPEALS

MONDAY, JULY 12, 2010, AT 7:00 P.M.

ART GALLERY, 3rd FLOOR,
Homer Municipal Building, 19 Moore Street

1. CALL TO ORDER

2. PUBLIC HEARINGS:

1. CASE NO. 10-23 - VARIANCE

43 Lincoln Street – Peter and Katherine Fuller

The applicants seek **A VARIANCE** from the **REAR SETBACK** (30'-0" allowed, 32'-4" existing; 25'-0" proposed) **IN ORDER TO CONSTRUCT A TWO-STORY ADDITION** at the rear of the home located in a Single Residence C Zoning District.

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| NOTE: | FILE DATE: | May 27, 2010 |
| | DECISION DUE DATE: | September 7, 2010 |

2. CASE NO. 10-24 – SPECIAL PERMIT

10 Worcester Street – Andrew Torchia

The applicant seeks **A SPECIAL PERMIT** under Section 1.5 of the Zoning By-Law in order **TO MAINTAIN THE NONCONFORMING SIDE SETBACK** (10.0' allowed; 7.4' existing and proposed) **IN ORDER TO CONSTRUCT A DORMER** in a General Residence Zoning District.

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| NOTE: | FILE DATE: | June 17, 2010 |
| | DECISION DUE DATE: | October 6, 2010 |

3. CASE NO. 10-25 - SPECIAL PERMIT and SITE PLAN REVIEW

157 Brookside Avenue – Scott Tellier

The applicant seeks **A SPECIAL PERMIT** under Section 1.5 of the Zoning By-Law in order **TO MAINTAIN THE NONCONFORMING REAR SETBACK** (30.0' allowed; 20.6' existing and proposed) **IN ORDER TO CONSTRUCT A SECOND STORY ADDITION** in a Single Residence C Zoning District.

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| NOTE: | FILE DATE: | June 24, 2010 |
| | DECISION DUE DATE: | October 6, 2010 |

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

| <u>ZBA Case #:</u> | <u>Street Address:</u> | <u>Due Date:</u> |
|--------------------|------------------------|--------------------|
| 10-05 | Exit 59, Route 2 | August 9, 2010 |
| 10-22 | 40-42 Brighton Street | September 20, 2010 |
| 10-23 | 43 Lincoln Street | September 7, 2010 |
| 10-24 | 10 Worcester Street | October 6, 2010 |
| 10-25 | 157 Brookside Avenue | October 6, 2010 |

4. ADJOURNMENT

The Zoning Board of Appeals next regularly scheduled hearing will be **AUGUST 2, 2010.**