

AGENDA

TOWN OF BELMONT ZONING BOARD OF APPEALS

MONDAY, JANUARY 11, 2016 AT 7:00 P.M.

ART GALLERY 3rd FLOOR
Homer Building, 19 Moore Street

RECEIVED
TOWN CLERK
BELMONT, MA

2015 DEC 30 PM 2:52

1. CALL TO ORDER

2. CONTINUED PUBLIC MEETING:

1) CASE NO. 15-34 --- A SPECIAL PERMIT

344 Pleasant Street – Nicholas Leo, d/b/a Patriot Donuts

The Applicant seeks A SPECIAL PERMIT under Section 3.3 of the Zoning By-Law to OPERATE A FAST FOOD RESTAURANT at 344 Pleasant Street located in a Local Business III Zoning District.

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|-------|--------------------|-------------------|
| NOTE: | FILE DATE: | November 18, 2015 |
| | DECISION DUE DATE: | April 11, 2016 |

2) CASE NO. 15-35 --- A SPECIAL PERMIT

41 R Holt Street – Domenic S. Carbone

The Applicant seeks A SPECIAL PERMIT under Section 1.5 of the Zoning By-Law to REPLACE AN 8 BAY GARAGE WITH STORAGE SPACE at 41R Holt Street located in a General Residence (GR) Zoning District

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|-------|--------------------|-------------------|
| NOTE: | FILE DATE: | November 18, 2015 |
| | DECISION DUE DATE: | April 11, 2016 |

3. PUBLIC HEARINGS:

3) CASE NO. 15-36 --- A SPECIAL PERMITS

63 Richmond Road – Thomas and Sarah L. Caputo

The Applicant seeks 1 SPECIAL PERMIT under Section 1.5 of the Zoning By-Law TO CONSTRUCT A THREE STORY ADDITION (allowed two and a half story building, existing three and a half stories and proposed is three story building) in order TO CONSTRUCT AN ADDITION at 63 Richmond Road located in a Single Residence B (SRB) Zoning District.

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| NOTE: | FILE DATE: | August 26, 2015 |
| | DECISION DUE DATE: | April 11, 2016 |

4) CASE NO. 15-37 --- A SPECIAL PERMIT

500 Common Street – Armen Grigorian, d/b/a Belmont Citgo

The Applicant seeks a SPECIAL PERMIT under Section 1.5 of the Zoning By-Law TO CHANGE FROM ONE EXISTING NONCONFORMING USE (AUTOMOTIVE DETAILING) TO ANOTHER NONCONFORMING USE (AUTOMOTIVE REPAIR) at 500 Common Street located in a Local Business I (LBI) Zoning District.

NOTE: FILE DATE: August 26, 2015
DECISION DUE DATE: April 11, 2016

5) CASE NO. 15-38 --- A SPECIAL PERMIT

75 Taylor Road – Anne Levy

The Applicant seeks a SPECIAL PERMIT under Section 3.3 of the Zoning By-Law to operate a Lodging and Boarding for daily and weekly periods at 75 Taylor Road located in a Single Residence C (SRC) Zoning District.

NOTE: FILE DATE: August 26, 2015
DECISION DUE DATE: April 11, 2016

6) CASE NO. 15-39 --- A SPECIAL PERMIT

63 Underwood Street – Maria Rita Patti

The Applicant seeks a SPECIAL PERMIT under Section 3.3 of the Zoning By-Law to operate a CHILD CARE LARGE FAMILY at 63 Underwood Street located in a General Residence (GR) Zoning District.

NOTE: FILE DATE: August 26, 2015
DECISION DUE DATE: April 11, 2016

4. DELIBERATE AND VOTE ON THE FOLLOWING CASES:

| <u>ZBA Case #:</u> | <u>Street Address:</u> | <u>Due Date:</u> |
|--------------------|------------------------|------------------|
| 15-34 | 344 Pleasant Street | April 11, 2016 |
| 15-35 | 41 R Holt Street | April 11, 2016 |
| 15-36 | 63 Richmond Road | April 11, 2016 |
| 15-37 | 500 Common Street | April 11, 2016 |
| 15-38 | 75 Taylor Road | April 11, 2016 |
| 15-39 | 63 Underwood Street | April 11, 2016 |

5. ADJOURNMENT

The Zoning Board of Appeals next regularly scheduled hearing will be on February 1, 2016