



NOTICE OF MEETING CITY OF MELROSE, MASSACHUSETTS

ORGANIZATION: Zoning Board of Appeals

MEETING DATE: May 12, 2021

TIME: 7:30pm

MEETING LOCATION: Remote Meeting

REQUESTED BY: Rita C. Mercado, Chair

AGENDA

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 Melrose Zoning Board of Appeals will be conducted via remote participation to the greatest extent possible. **Information for remote participation can be found at the following link as soon as it is available:** www.cityofmelrose.org/remote-meetings. A video recording or other record of proceedings will be posted to the City's website as soon as possible.

Complete applications can be reviewed at www.cityofmelrose.org/board-appeals. Interested persons may provide comments to the Board during the hearing or by email to appeals@cityofmelrose.org, or mail to OPCD, 562 Main Street, Melrose, MA. If email or web access are not available to you, please leave a voicemail at 781-979-4196 with your name, address, and comment in advance of the meeting (deadline 5 p.m. the night of the meeting) to be read during the public comment portion of the meeting.

Cases

21 002 – 40-40A Chestnut Street *(continued from March 10)*

The appeal of Magalie Valcin for Variances from §235-25.B of the Zoning Ordinance to have two principal structures on one lot, §235-18 & -19 for lot area, rear yard, left side yard, and §235-17 & -32 for the number of parking spaces to renovate and convert the existing detached garage into a detached single-family dwelling at 40-40A Chestnut St, Melrose, MA, owned by Robinson Vilmont, on a lot of land containing 9,390 sf and shown on Assessor's Map C6 0 67. The Applicant also seeks Variances from §235-18 & -19 for lot area, lot frontage and width, right side yard and front side yard to legalize the violations for the existing two-family.

21 009 – 90 Highview Avenue

The appeal of Sarah Moore for Variances from §235-18, -19 & -44.G of the Zoning Ordinance to construct a 2nd floor dormer in the nonconforming rear yard on the single-family house on the corner lot at 90 Highview Ave, Melrose, MA, on a lot of land containing 4,063 sf and shown on Assessor's Map F8 0 30. The application includes variances to legalize the existing violations of lot area, lot frontage and front & rear setbacks.

21 011 – 37 South Avenue

The appeal of Michael Betts for Variances from §235-24.A of the Zoning Ordinance for side and rear yard setback for an in-ground pool at 37 South Avenue, Melrose, MA, on a lot of land containing 6,616 sf and shown on Assessor's Map A12 0 23.

21 012 – 24 Gibbons Street

The appeal of Brandon Raymond for Variances from §235-18, -19 & -44.G of the Zoning Ordinance to construct a 2-story addition on the nonconforming single-family house in the front yard at 24 Gibbons Street, Melrose, MA, on a lot of land containing 4,224 sf and shown on Assessor's Map D5 0 59.

21 013 – 401 Upham Street

The appeal of WW Industries, Inc, Thomas Harvey, President for Variances from §235-44.B of the Zoning Ordinance to expand the nonconforming use to continue an 'automotive repair or service station' business on the lot but under different ownership from the gasoline sale business and to install an accessory structure for the use & §235-24.A for rear yards for the accessory structure at 401 Upham Street, Melrose, MA, on a lot of land containing 7,800 sf and shown on Assessor's Map G9 0 45.

Other Business

Approval of meeting minutes from April 28, 2021

Set next meeting date – June 9, 2021

RECEIVED

By Posted at 7:16 am, Apr 23, 2021



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PUBLIC HEARING NOTICE

New Cases

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