



BOARD OF APPEALS

Notice of Public Meeting

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TOWN OF CHELMSFORD

PATRICIA E. DZURIS

TOWN CLERK

DATE: **Thursday, November 1, 2018** TIME: **7:00 PM**
PLACE: **Town Offices** ADDRESS: **50 Billerica Road** ROOM: **204**

AGENDA

The Board of Appeals of the Town of Chelmsford will hold a public hearing on **Thursday, November 1, 2018**, at the Town Offices, 50 Billerica Road, Room 204, to hear requests for Special Permits, Variances and other appeals. This meeting is being televised by Chelmsford Telemedia.

Hearings for Special Permits & Variances Begin at 7:00 P.M.

Continued Public Hearings:

Request to Withdraw

27 Sunset Ave, Jennifer Battelle is seeking a variance under 195-9, Conformity, to create a non-conforming lot (frontage, width, square footage) and any other relief that may be deemed necessary.

<http://www.townofchelmsford.us/DocumentCenter/View/9096/27-Sunset-Application>

<http://www.townofchelmsford.us/DocumentCenter/View/9097/27-Sunset-Survey>

Pineview Condominiums, LLC, Melissa Robbins, is seeking a modification to a previously approved Comprehensive Permit to change the tenure of the development from rental to homeownership. No other detail of the project will change and any other relief that may be deemed necessary.

<http://www.townofchelmsford.us/DocumentCenter/View/9175/1-Pinview--10-4-2018>

Marose Ave., Larry Gagnon, is seeking a variance under 195-9, Conformity, and 195-10, Existing non-conforming lots, for relief of required frontage/width/ lot area to construct a new single family dwelling and any other relief that may be deemed necessary.

<http://www.townofchelmsford.us/DocumentCenter/View/9174/0-Marose-Ave-10-4-2018>

59-65 Princeton Street, Princeton Court Apartments, LLC., is seeking a variance under 195-9, Conformity, for relief of Floor Area Ratio (FAR) to construct a new 18 Unit Apartment Building and any other relief that may be deemed necessary.

<http://www.townofchelmsford.us/DocumentCenter/View/9173/59-65-Princeton-Street-10-4-2018>

251 Dunstable Road., Matthew Caissie, is seeking a special permit under 195-8 E(2), to demolish a structure and build a new 1,604 sf single family home a new 102 sf side garage on a pre-existing nonconforming lot (lot area / frontage / width) which will now meet zoning setbacks and increase the square footage over the 30% allowable and any other relief deemed necessary.

<http://www.townofchelmsford.us/DocumentCenter/View/9171/251-Dunstable-Road-10-4-2018>

101 Main Street, Brian and Lucy Sullivan, M/P 23-92-26, is seeking a variance under 195-9, Conformity, to create a new buildable lot from an existing lot and any other relief that may be deemed necessary.

<http://www.townofchelmsford.us/DocumentCenter/View/9169/101-Main-Street-10-4-2018>

New Public Hearings:

James Cronin, 2 Pecos Circle., is seeking a special permit under 195-8 E(2), for a 35'x25' addition over the garage on a pre-existing nonconforming lot (lot area) which will increase the square footage over the 30% allowable and any other relief deemed necessary.

<http://www.townofchelmsford.us/DocumentCenter/View/9299/2-Pecos-11-1-2018>

22-24 Bartlett Avenue, Ashley O'Neil-Baxter., is seeking a special permit under 195-8 E(2), 195-8 E(1) D, to construct a 16' x 32' addition which will increase the pre-existing non-conforming structure (front setback/lot area/frontage/width) by more than 10%.
<http://www.townofchelmsford.us/DocumentCenter/View/9300/22-24-Bartlett-Ave-application-11-1-2018>
<http://www.townofchelmsford.us/DocumentCenter/View/9301/22-24-Bartlett-Ave-Survey-11-1-2018>

293 Chelmsford Street, Gulf Service Inc., Atty. William Harvey. is seeking a variance under 195-9, conformity, to construct a 24'x 52' canopy over two existing island gas pumps.
<http://www.townofchelmsford.us/DocumentCenter/View/9302/293-Chelmsford-Street-11-1-2018>

Meeting Minutes: -TBD
Next Meeting - December 6, 2018