



ZONING Board of APPEALS
166 Boulder Drive
Fitchburg, MA 01420

MEETING AGENDA – NOVEMBER 12, 2019
SENIOR CENTER, 14 WALLACE AVE

1. Call to Order
2. Communications
3. Hearings

PLEDGE OF ALLEGIANCE
ATTENDANCE:

CASE No.	APPLICANT	PROPERTY	TIME
ZBA-2019-12 Review of the Variance under §181.313D5 for outside storage appears to be a construction yard located in the Neighborhood Business District at 58/81/0	Jackson Avenue Realty Trust	15 JACKSON AVE	7:00PM
ZBA-2019-23 Review of a Use Variance under §181.962 Special Permit under §181.352 to operate a motor vehicle sales located in an Industrial District Map 39 Block 51 Lot 0	Zachary Poladian	285 RIVER ST	7:10PM
ZBA-2018-38 Review of a Variance under §181.355 to erect a 26' x 24' attached garage with a room above leaving +/-7' to the property line located in the Residential A-2 District at 101/11/A	Positive Properties, LLC	35 JEANNETTE ST	7:20PM
ZBA-2019-13 Review of Special Permit under §181.3561 to reinstate a vacant/abandoned building as a 3-family dwelling located in a Central Business District at 36/15/0	Ruth Jeanete Guzman	324 LUNENBURG ST	7:30PM
ZBA-2019-26 Continuance “The applicant is petitioning the Fitchburg Zoning Board of appeals under Fitchburg Zoning Code Section §181.9223, M.G.L. c. 40A, Section 8, and M.G.L. c 40A, Section 3 to overturn the Building Commissioners decision that the use of the building is not allowed under §181.313 Table of Principle Use Regulations of the Fitchburg Zoning Code as amended and is therefore prohibited.” In the Residential B District Map 10 Block 54 Lot 0	Bak Realty, LLC	29 NUTTING ST	7:40PM
ZBA-2019-33 Special Permit under §181.3521 to build a 35' X 16' attached carport to the trailer primary residence in the Residential B District Map 35 Block 10 Lot 0	Ian Brennan	276 LUNENBURG ST	7:55PM
ZBA-2019-34 Special Permit under §181.3562 to reinstate a vacant/abandoned building as a three-family dwelling located in the Residential C District Map 41 Block 37 Lot 0	Dennis Bradley	12 FOSTER ST	8:10PM
ZBA-2019-35 Special Permit under §181.313C11 to operate a motor vehicle sales located in Commercial Business District Map 122 Block 9 Lot 0	Luiz Santos	768 WATER ST	8:25PM
ZBA-2019-36 Variance under §181.961 to erect a 24' X 24' attached garage with a bedroom above leaving approximately 18' from the property front yard set-back located in the Residential A-2 District Map 208 Block 15 Lot 3	Glorie Lopez	16 GLEN AVE	8:40PM

ZBA-2019-32
Continuance

Rayco Motors
Harold Mateo

1118 WATER ST

8:55PM

Special Permit under §181.313C11 to operate a motor vehicle sales located in a Commercial Business District Map 148 Block 12 Lot 0

4. MISCELLANEOUS

5. ADJOURNMENT