



Town of Winchester
BOARD OF APPEAL
Town Hall 71 Mt. Vernon Street, Winchester, MA 01890
Phone 781-721-7115 Fax 781-721-9935
Janine L. Viarella, Clerk

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2019 JAN 30 PM 3:14

TOWN CLERK

TOWN OF WINCHESTER

BOARD OF APPEAL

February 25, 2019
Waterfield Room
7:30PM

AGENDA

#3873 – 735 Main Street - Continued

#3877 – 28 Everett Avenue

Review draft decisions for Petition #3874 – 2 Nassau Drive and Petition #3875 – 105 Church Street

Rules and Regulations/Forms

Janine Viarella
Clerk, Board of Appeal



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TOWN CLERK
TOWN OF WINCHESTER

CONTINUED TO FEBRUARY 25, 2019

BOARD OF APPEAL

NOTICE OF PUBLIC HEARING

The WINCHESTER BOARD OF APPEAL will hold a PUBLIC HEARING on MONDAY, DECEMBER 17, 2018 at 7:30 P.M. in the WATERFIELD ROOM, TOWN HALL, 71 MOUNT VERNON STREET, WINCHESTER, MA on the following matter:

PETITION NO. 3873 - That of 735 MAIN LLC by JOSEPH R. TARBY, III, ESQ. concerning the property at 735 MAIN STREET, WINCHESTER, MA. The petitioner seeks a Special Permit under Section 3 (Group I #7) and 9.4 of the Winchester Zoning By-Law in accordance with Massachusetts General Laws so as to be permitted to construct a three (3) story building with retail space and structured parking on the first floor and eight (8) residential units on the second and third floors. In addition, the petitioner seeks Site Plan Review in accordance with Section 9.5.1 of the Winchester Zoning By-Law so as to be permitted to construct a three (3) story building with retail space and structured parking on the first floor and eight (8) residential units on the second and third floors. The property is located in the GBD-2 (General Business-2) zoning district and the VCOD (VILLAGE CENTER OVERLAY DISTRICT) and contains 17,936 square feet.

WINCHESTER BOARD OF APPEAL

Petition may be viewed at the Building Department during regular office hours.



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TOWN OF WINCHESTER

BOARD OF APPEAL

NOTICE OF PUBLIC HEARING

The WINCHESTER BOARD OF APPEAL will hold a PUBLIC HEARING on MONDAY, FEBRUARY 25, 2019 at 7:30 P.M. in the WATERFIELD ROOM, TOWN HALL, 71 MOUNT VERNON STREET, WINCHESTER, MA on the following matter:

PETITION NO. 3877 - That of ANTHONY MONACO and NANCY SCHWALBERT concerning the property at 28 EVERETT AVENUE, WINCHESTER, MA. The petitioners are seeking a Special Permit under Section 3.5.5 of the Winchester Zoning By-Law in accordance with Chapter 40A, Section 9 of the Massachusetts General Laws so as to be permitted to construct an addition that will be located closer to the side property line than permitted as of right. The petitioner is also seeking Site Plan Review under Section 9.5.1 of the Winchester Zoning By-Law so as to construct an addition where the total floor area of the house and the garage is greater than 5,000 square feet. The property is located in the RDB (Single Residence) zoning district and contains 23,205 +/- square feet.

WINCHESTER BOARD OF APPEAL

Petition may be viewed at the Building Department during regular office hours.