



Town of Sudbury

Zoning Board of Appeals

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AGENDA

The Sudbury Zoning Board of Appeals will hold a Public Hearing on
Tuesday, August 7, 2018 at 7:30 PM
Lower Town Hall, 322 Concord Road, Sudbury, MA

On the following applications:

- 1) CONTINUATION - Public Hearing Case 18-22 – Marie Campana & Frank Campana Zambrano, Applicants and Owners for a Special Permit under the provisions of Section 2420 of the Zoning Bylaw, to construct an addition consisting of a third attached car garage with a second story over, proposed construction to a pre-existing, non-conforming structure and non-conforming lot, resulting in a side yard setback deficiency of approximately 8 feet, property shown on Town Assessor Map D09-0510, 20 Village Road, Residential Zone A-1.
- 2) CONTINUATION - Public Hearing Case 18-23 – Lisa Tursi, Applicant and Lisa Tursi & Francis Tursi Owners, for a Special Permit under the provisions of Section 2313 of the Zoning Bylaws, to raise up to eight hens, property shown on Town Assessor Map B08-0446, 61 Maynard Farm Road, Residential Zone Res A-1.
- 3) Public Hearing, Case 18-24 – Amy Hansen, Applicant and Owner, for a Renewal of Special Permit 17-10 under the provisions of Section 2313 of the Zoning Bylaws, to raise up to 4 hens, property shown on Town Assessor Map F09-0403, 114 Morse Road, Residential Zone A-1.
- 4) Public Hearing, Case 18-28 – Eric J. Fitzgerald, Applicant and Eric J. Fitzgerald & Katherine E. Fitzgerald Owners, for a Special Permit under the provisions of Section 2313 of the Zoning Bylaws, to raise up to 8 hens, property shown on Town Assessor Map K09-0409, 14 Massasoit Avenue, Residential Zone A-1.
- 5) Public Hearing, Case 18-26 – Yael Kupiec-Dar & Yaron Dar, Applicants and Owners, for a Special Permit under the provisions of Section 2620 Appendix B of the Zoning Bylaws, to construct on an existing non-conforming lot a 10'x14' storage shed that will result in a side-front yard setback deficiency of approximately 12 feet, property shown on Town Assessor Map H05-0557, 77 Hemlock Road, Residential Zone A-1.
- 6) Public Hearing, Case 18-25 – Nashawtuc Country Club, Applicant and Owner, for a Special Permit under the provisions of Section 4100 of the Zoning Bylaws, to allow grading and compensatory storage of fill within a 100-year Floodplain on the Sudbury portion of the existing golf course, property shown on Town Assessor Map D13-0300, 0 Concord Road, Residential Zone A-1.
- 7) Public Hearing, Case 18-27 – Sudbury Water District, Applicant and Owner, for a Special Permit under the provisions of Section 2200-Principal Use of the Zoning Bylaws, to allow renovation and expansion to an existing Water District Facility (Essential Services Use) in Residential A-1 zone, property shown on Town Assessor Map L08-0001, 199 Raymond Road, Residential Zone A-1.
- 8) Discussion of Melone Property RFP Responses.
- 9) Approval of Meeting Minutes for February 27, 2017 and July 9, 2018.
- 10) Administrative Report.

These agenda items are those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.