



BOARD OF APPEAL UNDER THE ZONING BY - LAW BRAintree, MASSACHUSETTS

AGENDA September 24, 2013

The following petition will be heard by the Zoning Board of Appeal on Tuesday, September 24, 2013 at 7:00 P.M. at Town Hall, Fletcher Hall, One JFK Memorial Drive, Braintree, Massachusetts 02184.

APPROVAL OF MINUTES:

Acceptance of minutes of Appeals Board Hearing August 27, 2013

OLD BUSINESS:

NEW PETITIONS:

#13-33

27 Bushnell Terrace

Daniel Sullivan, 1321 Liberty Street, Braintree, MA 02184 for relief from Bylaw requirements under Chapter 135, Sections 135-403, 407, 701 to build second floor addition to cover entire foot print including attached garage. The applicant seeks a permit, variance and/or finding that the proposed alteration is not more detrimental to the neighborhood. The property is located at 27 Bushnell Terrace, Braintree, MA 02184 and is within a Residential B District Zone, as shown on Assessors Map 2062, Plot 52, and contains a land area of +/-5219 sq. ft.

#13-34

255 Grossman Drive (Five Below)

Anchor Sign, Inc. (Maureen Swint), 2200 Discher Avenue, Charleston, SC 29413, representing owner Here Comes There Goes, LLC, 1266 Furnace Brook Parkway, Quincy, MA 02169 for relief from Bylaw requirements under Chapter 135, Sections 135-403, 407, 904.2(A)(5)(g) 904.2(A)(5)(b) to have a secondary wall sign (22'-9" X 42") on the right side elevation of the building. The applicant seeks a permit, variance and/or finding that the proposed alteration is not more detrimental to the neighborhood. The property is located at 255 Grossman Drive, Braintree, MA 02184 and is within a Highway Business District Zone, as shown on Assessors Map 2019, Plot 4-4, and contains a land area of +/-34.36 acres.

#13-35

251 Union Street

Attorney Frank A. Marinelli, 439 Washington Street, Braintree, MA 02184 representing owner UNIBRAINT LLC, c/o 259 Union Street, Braintree, MA 02184 for relief from Bylaw requirements under Chapter 135, Sections 135-403, 407, 904.5(A)(1)(a)(i+ii)(b)(i)(f)(g) to replace three (3) existing "Sunoco" ground signs with three (3) "Citgo" ground signs and to replace three (3) existing "Sunoco" wall signs with three (3) "Citgo" wall signs (and emblem) to be located on east, west and north

sides of gasoline canopy. The applicant seeks a permit, variance and/or finding that the proposed alteration is not more detrimental to the neighborhood. The property is located at 251 Union Street, Braintree, MA 02184 and is within a General Business District Zone, as shown on Assessors Map 1001, Plot 2, and contains a land area of +/-13,770 sq. ft.

OTHER BUSINESS: