



BOARD OF APPEAL UNDER THE ZONING BY - LAW
BRAintree, MASSACHUSETTS
AGENDA
November 25, 2014

The following petitions will be heard by the Zoning Board of Appeal on Tuesday, November 25, 2014 at 7:00 P.M. at Town Hall, (Johnson Memorial Chambers, 2nd Floor) One JFK Memorial Drive, Braintree, Massachusetts 02184.

APPROVAL OF MINUTES:

Acceptance of minutes of Appeals Board Hearing October 28, 2014

OLD BUSINESS:

#14-30 400 West Street

NEW PETITIONS:

#14-33 639 Washington Street

Bonnie Tann, 16 Chesterfield St., #2, Readville, MA 02136, for relief from Bylaw requirements under Chapter 135, Sections 135-403, 407, 701, 705 to remove existing single family building to erect an eight (8) unit Townhouse with lower level 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 639 Washington Street, Braintree, MA 02184 and is within a Residential C District Zone, as shown on Assessors Map 2031, Plot 8, and contains a land area of +/-15,846 sq. ft.

#14-34 355 Quincy Avenue

Robert Cuoco, Work 'N Gear, 2300 Crown Colony Drive, Quincy, MA, for relief from Bylaw requirements under Chapter #135, Sections 135-403, 407, 904.2(A)(5) b e Fg to have additional outside signage and to install four (4) wall signs each 8 ft.-6 in. X 10 ft. – 0 in and one wall sign on side of building 20 ft. X 15 ft. 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 355 Quincy Avenue, Braintree, MA 02184 and is within a Highway Business District Zone, as shown on Assessors Map 3045, Plot 1, and contains a land area of +/-49,042.5 sq. ft.

#14-35 233 Middle Street

Paul T. Casale, R & F Limited Partnership & Welch Healthcare & Retirement Group, Inc., c/o 52 Accord Park Drive, Norwell, MA 02061 for relief from Bylaw requirements under Chapter 135, Sections 135-403, 407, 701 to alter and extend pre-existing nonconforming nursing home structure to provide improvement at the main entry creating a covered entry. 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 233 Middle Street, Braintree, MA 02184 and is within a Residential B District Zone as shown on Assessors Map 2010, Plot 8, and contains a land area of +/-2.19 acres.

OTHER BUSINESS: Any Other matters which the Chairman did not reasonable anticipate at the time of posting the meeting.

