

ANDOVER, MASSACHUSETTS ZONING BOARD OF APPEALS MEETING **AMENDED** AGENDA

Thursday, March 2, 2023, 6:30 P.M.

Memorial Hall, 2nd floor, Memorial Hall Library,
2 North Main Street, Andover

www.andovertv.org, Comcast Channel 22 & Verizon Channel 45

ANDOVER TOWN CLERK
ROUD 2023 MAR 1 PML:4

6:30 REQUEST TO WITHDRAW WITHOUT PREJUDICE

1. 33 Chestnut St – School Street Group, LLC - Z-23-15
Variances from §§7.2.2(1), 7.2.4 & 7.2.5(2)(a) to convert an existing non-residential building into 5 residential units with 8 parking spaces & no affordable unit.

REQUEST TO CONTINUE WITHOUT DISCUSSION

2. 8 FRASER DR - DAY – Z-22-134
Variance from Art. VIII, §4.2.4 to construct a recreational building in the front yard area. requirement.
3. 140 Haverhill St – Medico 140 LLC & Commonwealth Detox Ctrs, Inc - Z-23-6
Modification of Decision Z-22-76 regarding parking circulation under §5.1.5.2.d; Special Permits under §§3.1.3, 3.3 &/or 4.1.4.3.b; &/or Reasonable Accommodations from §§3.1.3 & 4.1.4.3.b to construct & operate a hospital.

CONTINUED DELIBERATION

4. 1 Lillian Terrace –Kudla – Z-23-1
Extension of Decision Z-21-177.
5. 30 Lincoln Circle W – Elinor J Bromberg Irrevocable Trust - Z-23-3
Extension of Decision Z-21-176.

CONTINUED PUBLIC HEARINGS & DELIBERATIONS

6. 47 Rattlesnake Hill Rd – Rieder – Z-23-2
Variance from §6.10.3.2 to install solar panels within the minimum side yard depth.

NEW PUBLIC HEARINGS & DELIBERATIONS

7. 6 Carisbrooke St - Jolly - Z-23-4
Special Permit under §3.3.5 &/or Variance from §4.1.2 to construct an addition within the minimum side yard depth requirement.
8. 8 Fox Hill Rd – Hartshorn & Moran - Z-23-5
Special Permit under §3.3.5 &/or Variance from §4.1.2 to construct additions & alterations within the minimum front & side yard depth requirements.
9. 22 Stinson Rd - Chae - Z-23-7
Special Permit under §4.2.2 for the continued existence of a shed in the front yard area.

DISCUSSION OF TOWN MEETING ZONING WARRANT ARTICLES & BYLAW RECODIFICATION

APPROVAL OF MINUTES

VOTE TO ADJOURN

The above listing of matters are those reasonably anticipated by the Chair that may be discussed at the meeting. Matters may be discussed out of order or may be deferred.

If any member of the public wishing to participate in this meeting seeks special accommodations in accordance with the Americans with Disabilities Act, please contact the Town Manager's office at 978-623-8210 or manager@andoverma.gov.

To view documents associated with this agenda contact: zoning@andoverma.gov or 978-623-8627

WATCH the meeting at: <https://andovertv.org/government> OR

on **COMCAST CHANNEL 22** or **VERIZON CHANNEL 45**

PLEASE NOTE: exact channels are subject to change by Andover TV according to their schedule.

Per changes to the Open Meeting Law effective 7/1/10: Notices & agendas are to be posted 48 hours in advance of the meeting excluding Saturdays, Sundays and legal holidays.