



CITY OF CHELSEA
ZONING BOARD OF APPEALS
City Hall, 500 Broadway, Room 101
Chelsea, Massachusetts 02150

Tel: (617) 466-4180 * Fax: (617) 466-4195

John DePriest, AICP, Chairman
Janice Tatarka, Member
Arthur Arsenault, Member
Joseph Mahoney, Associate
Marilyn Vega-Torres, Associate

Notice is hereby given in accordance with Section 23A, 23B and 23C, Chapter 39 of the General Laws of Massachusetts and the Massachusetts Zoning Act, Chapter 40A that a Regular Meeting of the Chelsea Zoning Board of Appeals will be held:

Tuesday, July 12, 2016
6:00 p.m.

Chelsea City Hall – 500 Broadway -Room 102 – Conference Room

- I. Roll Call of Members**
- II. Minutes**
- III. Public Meeting/Hearing Petitions***

- 2016-19 18 Parker Street – Elba Rojas**
For Special Permit and Variance for conversion of an existing structure from a one (1) family to a two (2) family which does not meet minimum zoning requirements for lot area and number of off-street parking spaces
- 2016-20 158 Carter Street – Igreja Evangelica Betesda**
For Special Permit to extend the use of an existing church on the first and second floor into the basement which does not meet minimum zoning requirements for number of off-street parking spaces and will also require handicap accessibility
- 2016-23 7 Maverick Street – Osvaldo Sanbria**
For Special Permit to expand existing structure by enlarging a deck, encroaching in the required side and rear yard setbacks
- 2016-24 54 Palmer Street – Raymond Lewis**
For Special Permit to construct a driveway which does not meet minimum requirements for side yard, ground floor and front yard setbacks
- 2016-25 267 Broadway – Gerald M. Sneirson**
For Special Permit and Variance to establish sixteen (16) residential units and three (3) commercial units and construct a second and third floor addition to above rear ground level parking lot
- 2016-26 327 & 337 Third Street – Third Street Realty Corp.**
For Variance for dimensional relief for the division of a lot and for the establishment of two primary uses on a single lot and for a Special Permit for relief from the minimum off-street parking requirements

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- 2016-27 68 Pearl Street – Sotiris Sotiropoulos**
For Special Permit for the conversion of an existing residential structure from a one (1) family to a two (2) family which does not meet current minimum zoning requirements for lot area, open space and number of off-street parking spaces and for the construction of a roof deck
- 2016-12 413 Broadway – Jimmy Chan**
For major modification to previously approved Special Permit

IV. Other Business

V. Communications

Plans and copies of filings may be viewed at the City Clerk's Office, City Hall, 500 Broadway, Chelsea, MA, during regular business hours, 8 a.m. to 4 p.m. Monday, Wednesday and Thursday, 8 a.m. to 7 p.m. Tuesday, and 8 a.m. to 12 p.m. on Friday.

***Order of Hearings by discretion of Board**

2016 JUL 12 PM 2:00
CITY CLERK'S OFFICE
CITY HALL
500 BROADWAY
CHELSEA, MA 01922