



RECEIVED

By Town Clerk's Office at 10:37 am, Jan 11, 2021

**Town of Burlington
Meeting Posting**

DEPT. Burlington Board of Appeals
,DATE: Tuesday, January 19, 2021
TIME: 7:30P.M. This meeting is being held virtual via Cisco Webex.
PLACE:

The Cisco Webex Link is:

<https://townofburlington.webex.com/townofburlington/j.php?MTID=maaea69a2d55dd6362d72520fd4686828>

Meeting number (Access code) 179 609 2836

Meeting password: 3Ah6bsmfgc7

If you would prefer that the Board of Appeals email a meeting invitation link directly to you, please email BOA@Burlington.org by Jan 16th, 12:00 pm.

More ways to join:

Join by phone – 1-408-418-9388 and enter meeting number (173 906 8073)

Join by video system: Dial [1739068073@townofburlington.webex.com](tel:1739068073) or

Dial 173.243.2.68 and enter your meeting number (173906 8073)

Public Input: The public will be able to make comments during the hearing during the time for public

comment. The hearing will also be broadcast by BCAT and streamed on Facebook Live via the BCAT Facebook

Page.

20-15

Continued Hearing

3 Oak Knoll Rd

The petition of Edward Corcoran for property located at 3 Oak Knoll Road, Burlington, MA 01803, as shown on the Burlington Assessor's Maps, Map and Parcel reference: 16-361-0. The applicant is seeking a variance to construct an 8'x 12' shed. The plan was denied due to violation of Town of Burlington's Zoning By Laws Article 5, section 5.2. The proposed extent of work is to be located on the right rear corner of the lot and shows it will be less than the 15'-0" required for sideline and rear setbacks. Documentation of this proposal is available for public inspection as shown on plans filed with the Zoning Board of Appeals and a copy is on file with the Town Clerk's office and on the Board of Appeals website (application 2020-15)

20-21

New Hearing

35 Mountain Rd

The petition of Winn View Heights II, LLC for property located at 35 Mountain Road, Burlington, MA 01803, shown on the Burlington Assessor's records as the following Book-Page# 12319-229 Map and Parcel reference: 49-82-0. The applicant is seeking a Comprehensive Permit through the Massachusetts Local Initiative Program (LIP) pursuant to MGL ch. 40B, Section 21. The proposal is to construct a single building containing 24 condominium units and all units will be age (55+) restricted. All the units will have 2 bedrooms and 2 bathrooms. Six of the 24 units will be reserved for households earnings up to 80% of the median income.

Documentation in support of this proposal is available for public inspection as shown on plans filed with the Zoning Board of Appeals a copy of which is on file with the Town Clerk's office and on the Board of Appeals website (application #2020-21).

20-22

New Hearing

259 A Cambridge St

The petition of Kathleen Hanson located at 259A Cambridge Street, Burlington, MA 01803, shown on the Burlington Assessor's records as the following Book-Page# 70713-526, Map and Parcel reference 140-0. The applicant is seeking a Special Sign Permit to install one (1) Free Standing Sign as follows:

*The proposed sign is to be 4'-0" x 4'-0" (16 square feet each side – total of 32 square feet 8'-0 above grade) to be read **'BURLINGTON ANIMAL CLINIC DR KATHLEEN HANSON 781-272-1573 with cat and dog image in the middle'**.*

Burlington Sign Bylaws, the signs were denied due to Article 13, section 13.1.1.2. "A sign stating the home occupation or profession of a resident, which shall be one (1) square foot or less."

The distance off property line(s) and location of Free Standing on the property is unknown. Sign by-Law requires that all Free-Standing Signs be less than 10'-0" from a property line(s).

Documentation in support of this proposal is available for public inspection as shown on plans filed with the Zoning Board of Appeals a copy of which is on file with the Town Clerk's office and on the Board of Appeals website (application #2020-22).

20-23

New Hearing

Winnmere

The petition of Jeff Boucher for property located at 13 Winnmere Avenue, Burlington, MA 01803, as shown on the Burlington Assessor's records as Book-page# 64579-88, Map and Parcel reference: 43-47-0. The applicant is seeking a variance to construct a 24' x 26" addition with a Farmer's Porch. The proposed extent of the work/porch located on the front of the addition is non-compliant. The proposed Farmers Porch is less than the 25'-0" required for front line setbacks. In addition, the existing left front corner of the house is non-compliant.

The construction is in violation of Burlington Zoning by law Article 5, section 5.2.

Documentation in support of this proposal is available for public inspection as shown on plans filed with the Zoning Board of Appeals a copy of which is on file with the Town Clerk's office and on the Board of Appeals website (application #2020-23).

Minutes

Adjourn

