



TOWN OF WATERTOWN
Zoning Board of Appeals
Administration Building
149 Main Street
WATERTOWN, MASSACHUSETTS 02472

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David Ferris, Clerk
Christopher H. Heep, Member
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AGENDA

The Zoning Board of Appeals of the City known as the Town of Watertown will hold a public hearing on **Wednesday** evening, **September 25, 2019 at 7:00 p.m.** in the Richard E. Mastrangelo Memorial Council Chamber, Second Floor of the Town Hall Administration Building, 149 Main Street, Watertown.

I. ADMINISTRATIVE:

1. **Approval of Minutes:** June 26, 2019, July 24, 2019, August 28, 2019

II. CASES PENDING:

1. **3 Belknap Terrace** – Mark and Jamie Conti – **Special Permit Finding**
To construct second floor addition, maintaining non-conforming setbacks.

2. **19 Loomis Avenue*** - Arthur Harutyunyan – **Special Permit**
Construct a new two-family dwelling, increasing FAR.

**The above case has requested to be withdrawn*

3. **49 Phillips Street** - Ronald Goode II – **Special Permit**
To construct addition and convert to two-family.

4. **18-20 Clyde Road*** – Aram Miller – **Amendment to Special Permit**
To modify Approved Condition #8, to provide 3' landscape buffer along length of driveway.

**The above case has been continued at the Planning Board to October*

5. **101-103 Morse Street** – Mouhab Rizkalla, LaCourt Affordable Trust LLC – **Special Permit Finding**
Conversion to 37 residential units and associated site improvements.

III. CONTINUED CASES:

1. **6 Hovey Street** – Sharon Seltzer/Ron Gilboa - **Special Permit Finding**
Construct third floor dormers and deck, maintaining existing non-conforming rear yard setback.
2. **22 Priest Road** – Keith Nardone, Nardone Corp. - **Special Permit/Special Permit Finding**
Add ½ story, increasing FAR; add rear deck, maintaining non-conforming rear & side yard setbacks.

3. **36-38 Hillcrest Circle*** – Kaveth Abdi – **Variance**
To allow undersized front yard parking without buffer.

**The above case has requested to be continued to November*