

NOTICE OF PUBLIC HEARING

The Sudbury Board of Appeals will hold a Public Hearing at 7:40PM
TUESDAY, OCTOBER 18, 2005 in the LOWER TOWN HALL

On the following applications:

1. That of LAND ROVER METRO WEST LLC, owner of property, for renewal of Special Permit 04-14, granted under the provisions of Section 2230, A,C, Uses 12,13,14 of the Zoning Bylaws, for the sale and rental of new and used motor vehicles, for new and used motor vehicle general and body repair, and for new and used motor vehicle light service, property located at 83 & 103 BOSTON POST ROAD, Industrial District #4. 05-37
2. That of FAIRVIEW DEVELOPMENT CORP., owner of property, for renewal of Use Variance 02-36, granted under the provisions of Section 6140 of the Zoning Bylaws, for the storage, garaging and repair of the company's own light and heavy equipment and trucks, and the storage of loam, chips and other landscape materials, property located at 206 NORTH ROAD, Residential Zone A-1. 05-38
3. That of JEFFREY PARKER, owner of property, for a Special Permit under the provisions of Section 2632 of the Zoning Bylaws, to operate a 37-foot amateur radio tower, property located at 19 OLD FORGE LANE, Residential Zone A-1. 05-39
4. That of LEONARD NOCE, owner of property, to amend Special Permit 05-26, granted under Section 2460 of the Zoning Bylaws, to increase the square footage of the proposed new residence from 2,512 s.f. to 3,100 s.f., property located at 36 VILLAGE ROAD, Residential Zone A-1.
5. That of S. ROBERT SMITH, applicant, GLORIA WOODWARD, owner of property, for a Special Permit under the provisions of Section 2460 of the Zoning Bylaws, to allow demolition of an existing residence and construction of a new residence, not to exceed 3,200 s.f., which will exceed the area of the original nonconforming structure, said residence to conform to all zoning setback requirements, property located at 234 HORSE POND ROAD, Residential Zone A-1. 05-40
6. That of JEFFREY & LAUREN HARRISON, owners of property, for a Special Permit under the provisions of Section 2420 of the Zoning Bylaws, to alter and enlarge a nonconforming structure by constructing a 10X40 foot porch and 2nd floor bedroom expansion, which will result in an 8 foot \pm front yard setback deficiency, property located at 27 ROBERT FROST ROAD, Residential Zone A-1. 05-41

7. That of THE FRUGAL FLOWER, applicant, BIG DADDY REALTY TRUST, owner of property, for a Variance from Section 3120 of the Zoning Bylaws, to allow a reduction in the number of parking spaces from 45 to 39, property located at 736 BOSTON POST ROAD, Residential Zone C-1 and Business District #4. 05-42

8. That of THE FRUGAL FLOWER, applicant, BIG DADDY REALTY TRUST, owner of property, for a Variance from Section 3144 of the Zoning Bylaws, to locate parking in front of the building, property located at 736 BOSTON POST ROAD, Residential Zone C-1 and Business District #4. 05-43

9. That of THE FRUGAL FLOWER, applicant, BIG DADDY REALTY TRUST, owner of property, for a Variance from Section 2230,A,C,11, and to the extent necessary from Section 3424 of the Zoning Bylaws, to locate refuse storage in a residential zone, property located at 736 BOSTON POST ROAD, Residential Zone C-1 and Business District #4. 05-44

10. That of THE FRUGAL FLOWER, applicant, BIG DADDY REALTY TRUST, owner of property, for a Variance from Section 3550 of the Zoning Bylaws, to allow a reduction in the landscape buffer requirement of 20 feet, to 9 feet, property located at 736 BOSTON POST ROAD, Residential Zone C-1 and Business District #4. 05-45

11. That of THE FRUGAL FLOWER, applicant, BIG DADDY REALTY TRUST, owner of property, for a Variance from Section 3265A, to relocate the existing free-standing sign, which will result in a front property line setback deficiency of 14 feet \pm , property located at 736 BOSTON POST ROAD, Residential Zone C-1 and Business District #4. 05-46

Applications are on file in the Town Clerk's Office.
Petitioner must be present or send authorized representative.

BOARD OF APPEALS
By: Jeffrey P. Klofft, Clerk

To be advertised in the Sudbury Town Crier on September 29 and October 6, 2005.