



# Town of Sudbury

## Zoning Board of Appeals

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### AGENDA

The Sudbury Zoning Board of Appeals will hold a Public Hearing on  
Monday, September 9, 2019 at 7:30 PM  
Lower Town Hall, 322 Concord Road, Sudbury, MA

Regarding the following applications:

- 1) CONTINUED Public Hearing, Case 19-17 – Binoy Koodhathinkal, Applicant, and Binoy Koodhathinkal and Nima Kalathil, Owners, seek the renewal of Special Permit 18-20 under the provisions of Sections 2313 and 6200 of the Town of Sudbury Zoning Bylaw to raise up to 10 hens at **77 Churchill Street**, Assessor's Map G06-0339, Single Residence A-1 Zoning District.
- 2) CONTINUED Public Hearing, Case 19-22 – Marcel Maillet, Applicant and Owner, seeks to amend Special Permit 12-14 under the provisions of Sections 2460B, 2620, and 6200 of the Town of Sudbury Zoning Bylaw to add approximately 256 square feet to a rear screened porch at **94 Butler Road**, Assessor's Map F05-0719, Single Residence A-1 Zoning District.
- 3) CONTINUED Public Hearing, Case 19-25 – Nu-Home Contractors, Inc. c/o Michael Audette, Applicant, and Mary Thompson, Owner, seek a Special Permit under the provisions of Sections 2460B and 6200 of the Town of Sudbury Zoning Bylaw to construct an approximately 2,800 square foot single-family dwelling which exceeds the total floor area of the original pre-existing nonconforming structure at **604 Peakham Road**, Assessor's Map H08-0017, Single Residence A-1 Zoning District.
- 4) Public Hearing, Case 19-26 – ADMV Management, LLC, Applicant, and Lisa Venuto, Owner, seek to amend Special Permit 19-2 under the provisions of Sections 2420, 2440, 2620, and 6200 of the Town of Sudbury Zoning Bylaw to modify a 25 foot by 28 foot addition by adding a cupola and a door, eliminating windows, and modifying a dormer, as well as other changes, at **29 Stonebrook Road**, Assessor's Map J06-0312, Single Residence A-1 Zoning District.
- 5) Public Hearing, Case 19-27 – Joy Aldrich, Applicant, and Joy and William Aldrich, Owners, seek a Special Permit under the provisions of Sections 2313 and 6200 of the Town of Sudbury Zoning Bylaw to raise up to six (6) hens at **700 Boston Post Road**, Assessor's Map K05-0018, Single Residence A-1 Zoning District.
- 6) Public Hearing, Case 19-28 – Kathleen and David DelPrete, Applicants and Owners, seek a Special Permit under the provisions of Sections 5500 and 6200 of the Town of Sudbury Zoning Bylaw to create an Accessory Dwelling Unit at **65 Wagonwheel Road**, Assessor's Map M09-0320, Single Residence A-1 Zoning District.
- 7) Master Plan Update – "Meeting In A Box" Questions – Understanding Current and Future Needs of Sudbury
- 8) Approval of Meeting Minutes for June 21, 2019.
- 9) Administrative Report.

*These agenda items are those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.*