



CITY OF BOSTON • MASSACHUSETTS

OFFICE OF THE MAYOR
MARTIN J. WALSH

Dear Neighborhood Resident:

Enclosed please find information as part of the Mayor's Office of Neighborhood Service's Zoning Board of Appeal Notifications (ZBA).

If you have any questions regarding the enclosed, or if you need assistance in any other matters. Please call the Allston/Brighton Neighborhood Liaison Warren O'Reilly at 617-635-2678

Sincerely,

Warren O'Reilly
Allston/Brighton Liaison



Boston Inspectional Services Department Board of Appeals

1010 Massachusetts Avenue Boston, MA 02118 Telephone: (617) 635-5300

Notice is hereby given that at **10:30 am** on **12/12/2017**

a public hearing will be held by the Board Of Appeal of the City of Boston in Room 801,

City Hall, upon the appeal of **Donal Carrol**

seeking with reference to the premises at **13 Rogers Park Av, Ward -22**

for the terms of the Boston Zoning Code (see Acts of 1956, c. 665) in the following respect - Varinace

Article(s): Art. 51 Sec. 09 Dimensional Regulations

Art. 51 Sec. 09 Dimensional Regulations

Art. 51 Sec. 09 Dimensional Regulations

Purpose: Erect a two family dwelling on a recently created lot. See permit application ALT710409

A full copy & description of variances sought can be obtained in the office of the Board of Appeal, 1010 Massachusetts Avenue, 4th floor, any weekday between the hours of 8:00 a.m. & 4:00 p.m., with the exception of legal holidays

If you wish to express an opinion in regards to the above proposal either in favor or in opposition, please detach the portion of this announcement and mail to:

**Board of Appeals
1010 Massachusetts Avenue, 4th floor
Boston, MA 02118**

Please feel free to call the Board of Appeal at (617) 635-5300 if there is a question or concern you might have regarding this matter.

Board of Appeal Name

Remarks Address

RE: **13 Rogers Park Av, Ward -22**

Permit # **BOA733714**



Boston Inspectional Services Department Board of Appeals

1010 Massachusetts Avenue Boston, MA 02118 Telephone: (617) 635-5300

Notice is hereby given that at **10:30 am** on **12/12/2017**

a public hearing will be held by the Board Of Appeal of the City of Boston in Room 801,

City Hall, upon the appeal of **T-Mobile Northeast, LLC**

seeking with reference to the premises at **76 Easton ST, Ward -22**

for the terms of the Boston Zoning Code (see Acts of 1956, c. 665) in the following respect - **Change in Non-Conforming Use & Variance**

Article(s): Art. 09 Sec. 02 Nonconforming Use Change

Art. 51 Sec. 08 Use Regulations

Purpose: Change of occupancy to include Wireless Telecommunications Facility. All work will be done pursuant to the plans provided herein. The Applicant proposes to construct a new Wireless Telecommunications Facility on the roof of the existing building.

A full copy & description of variances sought can be obtained in the office of the Board of Appeal, 1010 Massachusetts Avenue, 4th floor, any weekday between the hours of 8:00 a.m. & 4:00 p.m., with the exception of legal holidays

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Board of Appeal

Name

Remarks

Address

RE: **76 Easton ST, Ward -22**

Permit # **BOA749878**



Boston Inspectional Services Department Board of Appeals

1010 Massachusetts Avenue Boston, MA 02118 Telephone: (617) 635-5300

Notice is hereby given that at **9:30 am** on **12/19/2017**

a public hearing will be held by the Board Of Appeal of the City of Boston in Room 801,

City Hall, upon the appeal of **Derric Small**

seeking with reference to the premises at **88-94 Lincoln St, Ward -22**

for the terms of the Boston Zoning Code (see Acts of 1956, c. 665) in the following respect - Variance

Article(s): Article 11, Section 7 Electronic Signs

Purpose: Install a new 14'x48' (2) two sided electronic Billboard on a monopole as per plans.

A full copy & description of variances sought can be obtained in the office of the Board of Appeal, 1010 Massachusetts Avenue, 4th floor, any weekday between the hours of 8:00 a.m. & 4:00 p.m., with the exception of legal holidays

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Board of Appeal

Name

Remarks

Address

RE: **88-94 Lincoln St, Ward -22**

Permit # **BOA778978**



Boston Inspectional Services Department Board of Appeals

1010 Massachusetts Avenue Boston, MA 02118 Telephone: (617) 635-5300

Notice is hereby given that at **9:30 am** on **12/19/2017**

a public hearing will be held by the Board Of Appeal of the City of Boston in Room 801,

City Hall, upon the appeal of **Lincoln Street Trust of December 1993**

seeking with reference to the premises at **64 Lincoln St, Ward -22**

for the terms of the Boston Zoning Code (see Acts of 1956, c. 665) in the following respect - Extension of Non-Conforming Use

Article(s): Art. 9 Sec. 9-1 Ext/Recons nonconfor uses/bldg

Purpose: Amend plans to add mesh screen to Billboard to shield visibility of structural elements. No change in height, dimension, or orientation of approved structure. This application to amend issued permit (ALT24609 Tom W.).

A full copy & description of variances sought can be obtained in the office of the Board of Appeal, 1010 Massachusetts Avenue, 4th floor, any weekday between the hours of 8:00 a.m. & 4:00 p.m., with the exception of legal holidays

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Board of Appeal

Name

Remarks

Address

RE: **64 Lincoln St, Ward -22**

Permit # **BOA777065**



Boston Inspectional Services Department Board of Appeals

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Notice is hereby given that at **9:30 am** on **12/19/2017**

a public hearing will be held by the Board Of Appeal of the City of Boston in Room 801,

City Hall, upon the appeal of **Hector Garcia**

seeking with reference to the premises at **3 Allen Rd, Ward -22**

for the terms of the Boston Zoning Code (see Acts of 1956, c. 665) in the following respect - Variance

Article(s): Art. 51 Sec. 09 Dimensional Regulations

Art. 51 Sec. 56 Off street parking requirements

Purpose: Change occupancy from One family dwelling to Two family dwelling. No work to be done in existing condition for many years. (Legalize work/change in occupancy done without a permit BOA 3222/99).

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Board of Appeal Name

Remarks Address

RE: **3 Allen Rd, Ward -22**

Permit # **BOA771127**



Boston Inspectional Services Department Board of Appeals

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Notice is hereby given that at **9:30 am** on **12/19/2017**

a public hearing will be held by the Board Of Appeal of the City of Boston in Room 801,

City Hall, upon the appeal of **Jack P. Milgram**

seeking with reference to the premises at **66 Allston St, Ward -21**

for the terms of the Boston Zoning Code (see Acts of 1956, c. 665) in the following respect - Variance

Article(s): Art. 51 Sec. 08 Use Regulations

Art. 51 Sec. 09 The entrance to the new units in the addition does not face the front lot line

Art. 51 Sec. 09 The location of the addition on the lot does not meet the minimum lot width

Art. 51 Sec. 09 Excessive F.A.R.

Art. 51 Sec. 09 Excessive number of stories, only 2 1/2 stories are allowed

Art. 51 Sec. 09 Insufficient front yard setback

Art. 51 Sec. 09 Insufficient side yard setback

Purpose: Addition of 2 residential units, and renovation of existing two family unit. Convert from 2 units to 4 units.

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Board of Appeal

Name

Remarks

Address

RE: **66 Allston St, Ward -21**

Permit # **BOA714280**