



NOTICE OF MEETING CITY OF MELROSE, MASSACHUSETTS

ORGANIZATION: Zoning Board of Appeals

MEETING DATE: January 11, 2023

TIME: 7:30pm

MEETING LOCATION: [Remote Meeting](#)

REQUESTED BY: Rita C. Mercado, Chair

AGENDA

Pursuant to An Act Extending Certain COVID-19 Measures Adopted During the State of Emergency signed by Governor Baker on July 16, 2022 that extended the remote meeting provisions of his March 12, 2020, Executive Order Suspending Certain Provisions of the Open-Meeting Law, G.L. c. 30A, §18, this meeting of the Melrose Zoning Board of Appeals will be conducted via remote participation. **Information for remote participation can be found at the following link as soon as it is available:** www.cityofmelrose.org/remote-meetings. A video recording or other record of proceedings will be posted to the City's website as soon as possible.

Complete applications can be reviewed at www.cityofmelrose.org/board-appeals. Interested persons may provide comments to the Board during the hearing or by email to appeals@cityofmelrose.org, or mail to OPCD, 562 Main Street, Melrose, MA. If email or web access are not available to you, please leave a voicemail at 781-979-4196 with your name, address, and comment in advance of the meeting (deadline 5 p.m. the night of the meeting) to be read during the public comment portion of the meeting.

Cases

22 026 – 1019 Main Street

The appeal of David Arrowsmith for Variances from §235-18, -19, and 44.D of the Zoning Ordinance for front and right-side yard setbacks to build a porch on the second story of the nonconforming single family home at 1019 Main St., Melrose, MA on a lot of land containing 5,284 sf and shown on Assessor's Map D13 0 71.

22 027 – 112 Lynde Street

The appeal of Tana Qoqi for Variances from §235-18 & -19 of the Zoning Ordinance for lot size to convert the nonconforming single-family dwelling to a two-family dwelling, and

front and rear yards to construct an addition that increases the height to 2 ½ stories, and add a rear staircase at 112 Lynde St., Melrose, MA on a lot of land containing 4,672 sf and shown on Assessor's Map D6 0 67. Also, the Applicant requests a Special Permit under §235-40.D for a reduced parking requirement to provide three parking spaces.

22 028 – 42-44 West Emerson Street

The appeal of Kesak Group, Inc. for Variances from §235-46.A, -18 &-19 of the Zoning Ordinance for lot area to sell an approx. 4,434 sf portion of the 34,974 sf nonconforming lot at 42-44 West Emerson St., Melrose, MA to the abutting owner at 52 West Emerson St. The parcels are shown on Assessor's Map C8 0 114 and C8 0 116.

Other Business

Approval of meeting minutes from December 14, 2022

Set next meeting date for February 8, 2023

RECEIVED

By Posted at 8:57 am, Dec 19, 2022



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PUBLIC HEARING NOTICE

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22 027 – 112 Lynde Street

The appeal of Tana Qoqi for Variances from §235-18 & -19 of the Zoning Ordinance for lot size to convert the nonconforming single-family dwelling to a two-family dwelling, and front and rear yards to construct an addition that increases the height to 2 ½ stories, and add a rear staircase at 112 Lynde St., Melrose, MA on a lot of land containing 4,672 sf and shown on Assessor's Map D6 0 67. Also, the Applicant requests a Special Permit under §235-40.D for a reduced parking requirement to provide three parking spaces.

22 028 – 42-44 West Emerson Street

The appeal of Kesak Group, Inc. for Variances from §235-46.A, -18 & -19 of the Zoning Ordinance for lot area to sell an approx. 4,434 sf portion of the 34,974 sf nonconforming lot at 42-44 West Emerson St., Melrose, MA to the abutting owner at 52 West Emerson St. The parcels are shown on Assessor's Map C8 0 114 and C8 0 116.

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