



BOARD OF APPEALS
TOWN BUILDING
195 MAIN STREET
MAYNARD, MA 01754

Petition of Lisa Dunn
PREMISES: 188 Main Street, Maynard
Case No. 2012 SP 18
Date of Decision: July 10, 2012

On April 17, 2012 the Petitioner filed an application with the Maynard Zoning Board of Appeals for a Special Permit in accordance with Maynard Zoning ByLaw, pursuant to MGL Chapter 40A, Section 6 to expand a pre-existing non-conforming single family dwelling, specifically to add an 8 foot 10 inch x 6 foot shed in the General Residence District.

“Parties of interest” were verified by the Board of Assessors. Notice of Public Hearing was mailed by the recording secretary of Zoning Board of Appeals to the “Parties of interest” and said notice was advertised, all according to statute.

The hearing was held on May 15, 2012, as scheduled and advertised. The applicant advised of only four members present. Applicant chose to proceed. The petitioner was present. Also, present was Kathleen Parker, 1 Spring Lane, Maynard, a direct abutter to the property.

Upon consideration the Board renders the following decision, denying the special permit pursuant to MGL Chapter 40A, Section 6 to expand a pre-existing non-conforming single family dwelling, specifically to add an 8 foot 10 inch x 6 foot shed. The Board found that the applicant did not prove that proposed shed would not be more detrimental to the neighborhood and the board further found that the property line was not adequately defined on the plans.

THEREFORE, the Board voted to 2-2 approve the Special Permit to expand a pre-existing non-conforming dwelling at 188 Main Street, Maynard, the special permit requires a unanimous vote of four members present. Therefore, the special permit was denied.

Voted:

Marilyn Messenger No _____

Dated: July 10, 2012

