



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

Petition of Eric and Susan Rober
Premises: 14 Reo Road, Maynard
Case No. 2012V15
Date of Decision: July 16, 2012

On May 23, 2012, the petitioners filed an application with the Maynard Zoning Board of Appeals for a Variance pursuant to Maynard Zoning Bylaws, Section 4.1 for relief from a front setback requirement of 25 feet to 21 feet to construct a porch to a single family home in the S-1 District.

“Parties in interest were verified by the Board of Assessor’s. Notice of public hearing was mailed to the “Parties in interest” and said notice was published in the Beacon Villager on June 7 and June 14, 2012.

The hearing was held on June 27, 2012, as scheduled and advertised. The Board considered the request in the light of statutory criteria and found that it did meet said criteria.

WHEREFORE, the Maynard Zoning Board of Appeals hereby GRANTS the requested variance in the amount of 4 feet from 25 feet to 21 feet based upon the following findings:

1. The proposed use in residential in a residential neighborhood so the addition does not derogate from the intent of the bylaw.
2. There will be no adverse effect to public health and safety.
3. There is adequate space in the front yard, so the proposed addition would not impede access for fire and police.
4. The hardship is determined to be the configuration of the lot.
5. There is an additional 10 feet to the street which is not part of the travelled way.
6. To deny the petition would be to limit the use intended by the bylaw.

Any appeals of this Decision shall be made pursuant to Massachusetts General Laws Chapter 40A, Section 17, and a copy of the appeal shall be filed in the Town Clerk’s office within twenty (20) days after the date of the filing of the Decision in the office of the Town Clerk.

MEMBERS: Attending and voting as follows on the within petition:

Paul Scheiner, Acting Chair _____

Leslie Bryant _____

Lynne Lombardi: _____

Martha Elliot: _____

Dated: July 16, 2012