

TOWN OF MILFORD
ZONING BOARD OF APPEALS
TOWN HALL
52 MAIN STREET
MILFORD, MASSACHUSETTS 01757

(508) 634-2302

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2019 APR 19 PM 1:06

NOTICE OF HEARING

Notice is hereby given that the Zoning Board of Appeals of the Town of Milford will conduct a Public Hearing on the following petitions on May 9, 2019 in Room 3 at the Town Hall, at the Milford Town Hall, 52 Main Street, Milford, MA at the time indicated:

1. **At 7:00 P.M.** General Business.
2. **At 7:05 P.M.** On the application of Stephen Vono, 2 Western Avenue, Milford, MA for a Special Permit pursuant to Section 1.1 of the Zoning By-Law in relation to a parcel of land located at 2 Western Avenue in Milford, in an RB Zoning District, consisting of 11,630 square feet, more or less, which parcel is owned by Stephen Vono. The relief is sought in order to permit the construction of a supplemental apartment above the existing garage.
3. **At 7:10 P.M.** On the application of Paul Esposito, 102 Hecia Street, Uxbridge, MA for a Variance from the provisions of Section 2.5, or other applicable provisions of the By-Law, in relation to a parcel of land at Highland Street, Milford, MA consisting of 44,477 sq. ft. of land more or less, which parcel is located in an RB Zoning District and is owned by Doris A. Kurlansky, 26 Dane Road, Milford, MA. Variance relief is sought to permit the subdivision of the parcel into three lots to construct a proposed single-family residence on each lot. Variance relief is requested from the minimum lot area requirements where 15,000 square feet is required and 14,262 will be provided for the smaller lot.
4. **At 7:15 P.M.** On the application of Alexandre A. Flores, 51 Hartwell Avenue, Littleton, MA, for a Variance from the provisions of Sections 3.13, or other applicable provisions of the By-Law, in relation to a parcel of land at MA 25 Taylor Street, Milford, MA consisting of 12,001 sq. ft. of land more or less, which parcel is located in an RA Zoning District and is owned by Buy Homes, LLC, 51 Hartwell Avenue, Littleton, MA. Variance relief is sought to permit the construction of a two-family residential dwelling on an undersized lot. Variance relief is requested from the minimum lot area requirements where 15,000 is required and 12,001 will be provided.
5. **At 7:20 P.M.** On the application of Vineyard Point Ventures of 49 Cedar Street, Milford, MA for a Variance from the set-back provisions of Section 2.5 or other applicable provisions of the By-Law, in relation to a parcel of land at Congress Street and Silver Hill Road consisting of 2,629 sq. ft. of land more or less, which parcel is located in an RB Zoning District and is owned by Ernest M. Kapatos and Linda Niro, 40 North Vine Street, Milford, MA. Variance relief is sought in order to permit the construction of a single-family residence with a 6-foot front yard setback instead of the 30 feet required.
6. **At 7:25 P.M.** On the application of Claro Construction Corp. of 81 Camp Street, Milford, MA for a Special Permit pursuant to the provisions of Sections 3.13, or other applicable provisions of the By-Law, in relation to two parcels of land at Ariana Circle, Milford, MA consisting of 17,500 sq. ft. and 1.5 acres of land, more or less, which parcels are located in an RA Zoning District and are owned by Claro Construction Corp and Lily Bean, LLC, 32 North Street Milford, MA. Variance relief is sought to permit the construction of two two-family residential dwelling on an undersized lot. Variance relief is requested from the minimum lot area requirements where 16,000 is required and 12,001 will be provided.

7. **At 7:30 P.M.** On the application of Matthew Ruzecki, 61 Field Pond Road, Milford, MA, for a Variance from the provisions of Sections 2.4.8, or other applicable provisions of the By-Law, in relation to a parcel of land at 61 Field Pond Road, Milford, MA consisting of 57,350 sq. ft. of land more or less, which parcel is located in an RC Residential Rural Zoning District and is owned by him. Variance relief is sought to permit the construction of a 10 foot by twelve-foot deck on an existing residential dwelling. Variance relief is requested from the minimum set back requirements where 25 feet is required and 15 feet will be provided.

Copies of the above petitions and diagrams of the proposals to which they relate are on file with the Town Clerk, Town Hall, 52 Main Street, Milford, MA and are available for public inspection. In addition, the application and related documents are on the Towns website. Persons interested in said petition are invited to review same and express their views thereon at the above-scheduled hearing.

MILFORD ZONING BOARD OF APPEALS

David R. Consigli

David R. Consigli, Chairman