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TOWN OF BILLERICA

BOARD OF APPEALS

365 Boston Road

Billerica, Massachusetts 01821

Telephone: 978-671-0964

<https://us02web.zoom.us/j/81833231101>

AGENDA FOR THE BOARD OF APPEAL MEETING ON DECEMBER 18, 2024

TO BE HELD IN TOWN HALL ROOM 210 AT 6:00 P.M.

AMENDED

- 6:00 PM - Craig Murphy, CRG Graphics – Variance request to install a front wall sign that exceeds allowed height in an Industrial Zone located at 47 Manning Rd. (Case #23-59)
- 6:05 PM - Luis Zapatier – Variance request to reduce the side setback to construct a garage in a Village Residence Zone at 5 Munroe Way (Case #24-74)
- 6:10 PM - Kannan Kesavalu – Special Permit request to operate a family style restaurant in a General Business Zone at 293 Boston Rd. (Case #24-73)
- 6:15 PM - Mazzotta Equipment Rentals by Stephen Lentine, Esq. – Special Permit request to operate Open Air Sales Commercial Leasing facility in a General Business/Neighborhood Residence Zone located at 333 Boston Rd. (Case #24-72)
- 6:20 PM - HCR Construction, Inc. by John McKenna, Esq. – Variance request to divide the premises into two lots in a Rural/Neighborhood Residence Zone located at 9 Dell Hollow Rd. (Case #24-70)
- 6:25 PM - Andrew Vye by James Dangora, Jr., Esq. – Variance request to divide the premises into two lots in a Rural Residence Zone located at 8 Tomahawk Dr. (Case #24-71)
- 6:30 PM - Cafua Realty trust LCXII, LLC by James Dangora, Jr., Esq. – Variance request to make the lot, building and use conforming in a General Business Zone located at 796 Boston Rd (Case #24-57) **(Continued to January 15, 2025)**
- 6:35 PM - Cafua Realty trust LCXII, LLC by James Dangora, Jr., Esq – Special Permit request to construct a fast-food establishment with a drive through window in a General Business Zone located at 796 Boston Road (Case #24-58) **(Continued to January 15, 2025)**
- 6:40 PM - Reaching Swanson Meadows, Corp. by Stephen Nelson, Esq. – Special Permit Modification Request to expand current restaurant in a Rural Residence/Town House Overlay Zone at 216 ½ Rangeway Rd. (Case #24-41) **(Continued to January 15, 2025)**

Administrative Matters:

1. Approve the minutes of the November 16, 2024 meeting

Amended: 12/17/2024