



City of Waltham

COMMONWEALTH OF MASSACHUSETTS

ZONING BOARD OF APPEALS

LEGAL NOTICE

DATE FILED: February 19, 2014

THE ZONING BOARD OF APPEALS OF THE CITY OF WALTHAM WILL HOLD A PUBLIC HEARING IN THE GOVERNMENT CENTER, 119 SCHOOL STREET, WALTHAM, MA ON APRIL 1, 2014 AT 7:00 P.M. ON THE FOLLOWING:

Case #: 2014-03. **Petitioner:** Walter E. Ohnemus, III and Jodi Ohnemus, Trustees of the 32 Cowasset Lane Nominee Trust. **Nature of Appeal:** Appeal from decision of Building Inspector. **Subject Matter:** The locus consists of a parcel of land known as the northerly half of Lot 29 situated at or adjacent to 48bef Cowasset Lane. The locus is vacant land. Petitioners are appealing the denial of "old lot" status on locus by the Inspector of Buildings. **Location and Zoning District:** Northerly half of Lot 29 at 48bef Cowasset Lane; Residence A-2 Zoning District. **Provisions of Zoning Ordinance Involved:** Article III, §3.711, Article IV, §4.218, Article VII, §7.31. **Specific Manner in Which Subject Matter Varies From Zoning Ordinance:** On January 21, 2014, the Acting Superintendent of Buildings for the City of Waltham issued an opinion or ruling which denied an old lot status for the northerly half of Lot 29 pursuant to §4.2181. The Petitioners contend that ruling fails to consider §4.2183 which states that provisions of §4.2181 and §4.2182 shall apply notwithstanding any merger of the lots by deed. Further, no provision of the Ordinance requires lots to remain unchanged to be eligible for old lot status. Further information and plans concerning this case may be viewed at the Zoning Board of Appeals' Office, 119 School Street, Waltham, Massachusetts 02451; Hours: Monday - Friday 8:30-4:30. **MEMBERS:** Chair Barbara Rando, Michael Cotton, Mark Hickernell, John Sergi, Glenna Gelineau. **ASSOCIATE MEMBERS:** Edward McCarthy, Oscar LeBlanc, Marc Rudnick, Michael Squillante, Gordon LaSane.