



City of Waltham

COMMONWEALTH OF MASSACHUSETTS

ZONING BOARD OF APPEALS

LEGAL NOTICE

DATE FILED: December 14, 2022

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 January 31, 2023 AT 7:00 P.M. ON THE FOLLOWING:

Case #: 2022-54. **Petitioner/ Owner:** Robert M. Ryan. **Nature of Appeal/Petition:** Variance and Amend existing Decision. **Subject Matter:** The Petitioner intends to construct, use and maintain a two-story addition onto the existing single-family residence. The addition shall add a two-car garage, a home office space and an open deck. **Location and Zoning District:** 5 Arbor Lane, Residence A-3 Zoning District. **Provisions of Zoning Ordinance Involved:** §4.11 and §7.2. **Specific Relief Sought:** §4.11 states that residences in a Residence A-3 Zoning District shall have a rear yard setback of 30 feet. Here, the proposed two-story addition, including a two-car garage, shall have a rear yard setback of 7.70 feet. In case 2013-01, the Board of Appeals granted a special permit to the Petitioner to alter a non-conforming structure. Condition #2 of the Notice of Decision provided that all construction and use of the property shall be in substantial accordance with the plans referenced therein. The Petitioner requests an amendment of said condition so that all construction and use of the premises shall now conform to the plans submitted herewith. 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:** Michael Cotton, Mark Hickernell, John Sergi, Glenna Gelineau, Matthew Deveaux. **ASSOCIATE MEMBERS:** Edward McCarthy, Oscar LeBlanc, Sarah Hankins, Joseph Attardo.