



City of Waltham
COMMONWEALTH OF MASSACHUSETTS

ZONING BOARD OF APPEALS

LEGAL NOTICE

DATE FILED: February 12, 2024

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 March 26, 2024 AT 7:00 P.M. ON THE FOLLOWING:

Case #: 2024-02. **Petitioner/ Owner:** Gerard M. Celentano. **Nature of Appeal/Petition:** Variances – dimensional for front and side-yard setbacks, lot coverage and twelve (12) month rebuild period. **Subject Matter:** To allow for the construction of a three-family home to replace the prior three-family home that has since been razed due to its condemned condition. **Location and Zoning District:** 149-51 South Street; Residence B Zoning District. **Provisions of Zoning Ordinance Involved:** §4.11 and §3.7224. **Specific Relief Sought:** Petitioner proposes (i) a 6.7-foot front-yard setback; (ii) 5.3-foot side-yard setback; and (iii) a lot coverage of 31%. Each proposed setback and the proposed lot coverage bring the Locus closer to conformity than the prior structure. Petitioner seeks to continue the three-family use. 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:** John Sergi, Mark Hickernell, Glenna Gelineau, Matthew Deveaux, Stephen Taranto. **ASSOCIATE MEMBERS:** Edward McCarthy, Oscar LeBlanc, Sarah Hankins, Joseph Attardo.