

## ZONING BOARD OF APPEALS

Notice is hereby given that a public hearing **WILL BE HELD** at **CITY HALL-COUNCIL CHAMBERS**, on

**WEDNESDAY, SEPTEMBER 15, 2021, AT 6:00 P.M.**

Petition of **NOAH-LEE ANDRE**, 106 Moraine Street, Brockton, MA, for a Variance from Sec. 27-9, to convert a single family home into a two (2) family home in an R-2 Zone, located at **106 MORAINE AVENUE**.

Petition of **NEAL SISKIND**, 360 Belmont Street, Brockton, MA, to take down existing sign and replace it with a message board sign in a C-1 Zone, located at **360 BELMONT STREET**.

Petition of **SIGN DESIGN**, 170 Liberty Street, Brockton, MA, for a Variance for the 10' relief setback needed for the sign at the entrance to Brockton High School, as the street is being widened in a C-2 & R-1-B Zone, located at **466 FOREST AVENUE**.

Petition of **DIEULIFAITE & BERLANGE JEAN**, 30 Kennedy Circle, South Easton, MA, for a Variance from Art. III, Sec. 27-10, table 2 & Art IV, Sec. 27-29, for a mixed use to allow five (5) residential apartments, a Variance for green space and seeks to convert existing building into a 100 seat restaurant and lacks required parking spaces for same, but has in writing legal permission to have additional shared parking with the abutting church in a C-2 Zone, located at **1159 MAIN STREET. POSTPONED UNTIL OCTOBER, 13, 2021**

Petition of **LYNCH'S TOWING C/O PHILIP NESSRALLA**, 1063 North Main Street, Brockton, MA, for a Variance from Sec. 27-9, 27-25, Appendix C 27-63(h), 27-57(3), to operate a tow facility in the rear portion of the property, conduct repair business within the building to be constructed, conduct sale of motor vehicles on the front portion facing West Chestnut Street, and allow compressed gravel ground covering the yard area in an R-1-B Zone, located at **PLOTS 36-3 & 36-4 LINWOOD STREET/ WEST CHESTNUT AND HOLLAND STREET**.

Petition of **CADETE ENTERPRISES, INC.**, 12 Riverside Drive, Pembroke, MA, for a Special Permit from Art.IV, Sec. 27-29 3g, to operate a Dunkin Donuts with seating and a drive through window in a C-2 Zone, located at **645 CRESCENT STREET & PLOT 1 ELECTRIC AVENUE. WITHDRAWN PRIOR TO MEETING, NO ZONING NEEDED.**

Petition of **JAMES MEEKS**, 36 Draper Street, Brockton, MA, for a Variance from Art. III, Sec. 27-9, Art. III, Sec. 27-13A & Art. III, Sec. 27-14, to subdivide an existing lot of record into two lots and construct a single family dwelling on the newly created lot lacking frontage, width and area and the existing house needs relief due to lack of side and frontage in an R-1-C Zone, located at **88 KINGMAN STREET. POSTONED UNTIL OCTOBER 13, 2021.**

Petition of **JAMES MEEKS**, 36 Draper Street, Brockton, MA, for a Variance from Art. III, Sec. 27-9, Art. III, Sec. 27-13A & Art. III, Sec. 27-14, to subdivide an existing lot of record into two lots and construct a single family dwelling on the newly created lot lacking frontage, width and area and the existing house needs relief due to lack of side and frontage in an R-1-C Zone, located at **94 KINGMAN STREET**. **POSTPONED UNTIL OCTOBER 13, 2021.**

Petition of **EUGENE L. FLYNN II**, 55 First Street, Taunton, MA, for a Variance from Art. III, Sec. 27-9 & 27-13A, to construct a single family home on an existing lot in an R-1-C Zone, located at **PLOT 49 THATCHER STREET**.

**\*\*FOR ALL PETITIONS AND SUCH OTHER RELIEF AS THE BOARD MAY DEEM APPROPRIATE\*\*\***

To send a letter as an abutter, please email at [ZBA@cobma.us](mailto:ZBA@cobma.us) by 5:00 p.m. on the night of the meeting to be included in the zoning file.

**Board Members**

Kenneth Galligan, Chairman

Brian Nardelli, Fire Chief

Stephen Bernard

Steve Lainas

James Sweeney

James Plouffe, Clerk

Aug 31<sup>st</sup> & Sept 7<sup>th</sup>