

CITY OF BROCKTON ZONING BOARD OF APPEALS

Notice is hereby given that a public hearing **WILL BE HELD at the CITY HALL-COUNCIL CHAMBERS, on TUESDAY, AUGUST 13, 2024, AT 6:00 P.M.**

RE: 23-45; Remand by court order: Petition of **ROB NAKASHIAN, TRES, C/O RISING COMMUNITY & HOUSE, INC.**, 787 North Shore Road, Revere, MA, seeking relief from Art. IV, Section 27-28, Art. III, and Sec 27-10, to allow apartments in a C-1 Zone, located at **30 INTERVALE STREET**.

Petition of **PAMELA MARTIN**, 168 Fairmont Street, Dorchester, MA, seeking relief from Sec 27-9, for a Variance to rebuild a single-family dwelling in an R-1-C Zone, located at **PLOT 27 HOWLAND STREET. (right of 62 Howland Street)**

Petition of **ANDREAS KARALIOLIOS AND LORI KARALIOLIOS**, 28 Roberta Avenue, Brockton, MA, seeking relief from Art. III and Sec. 27-9, for a Variance to construct a new deck and staircase in a R-1-C Zone, located at **28 ROBERTA AVENUE**.

Petition of **ROBERT R. PELLEGRINI JR. ESQ.**, 63 Main Street #1, Bridgewater, MA, for a Variance seeking relief from, Sec. 27-25, to create a drive-thru that extends from a commercial lot on to a residential lot (0 Electric Avenue), located in a R-1-C and C-2 Zone, located at **635 CRESCENT STREET**.

Petition of **CRUISE PROPERTY LLC.**, 120 Torrey Street, Brockton, MA, seeking relief from Sec. 27-9, lot area, lot frontage and lot width for a Variance to construct a single- family dwelling in a R-1-B Zone, located at **PLOT 16 WINDSOR AVENUE. (right of 58 Windsor Ave)**

Petition of **PATRICK HEDDERNAN C/O JOHN MCCLUSKEY**, 1325 Belmont Street Brockton, MA, seeking relief from Art. III, Sec 27-29, and Art. III, Sec. 27-13A, for a Variance to create three (3) lots to construct two single-family homes in a R-1-C Zone, located at **94 WOODARD AVENUE**.

Petition of **KARM BROCKTON LLC**, 48 North Pearl Street Brockton, MA, seeking relief from Sec 27-32 (3), for a Special Permit to construct and operate a hotel in a C-5 Zone, located at **55 CHRISTY'S DRIVE**.

Petition of **ABSOLUTE BUILDERS LLC**, 932 Bedford Street Abington, MA, seeking relief from Sec. 27-36 (6), for a Special Permit to construct residential structures on Lot A and Lot B, in a R-2-C Zone, located at **150 EAST ASHLAND 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 by 4:30 p.m. on the night of the meeting to be included in the zoning file.

Board Members

Kenneth Galligan, Chairman

Brian Nardelli, Fire Chief

Steven Lainas

James Sweeney

Monique Screen-Berry

James Plouffe, Clerk