

**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 WEDNESDAY, NOVEMBER 13, 2024, AT 6:00 P.M.**

RE: 23- 56 Petition of **WILLIAM CALLAHAN**, 335 Grange Park, Bridgewater, MA, for an **extension of previously granted Variance**, case 23-56 seeking relief from Art III, Sec. 27-9, for lot size and frontage to construct a single-family home in a R-1-C Zone, located at **40 LENOX STREET and PLOT 37 HAWLEY STREET**.

Petition of **JONATHAN XAVIER**, 39 South Street, Brockton, MA, for a Variance seeking relief from Sec. 27-20, to keep a 6ft fence in an R-2 Zone, located at **39 SOUTH STREET**.

Petition of **LOCUST WALK LLC**, 297 Union Avenue, Framingham, MA, for a Special Permit seeking relief from Sec. 27-73, and Sec. 27-65, to erect a pylon sign and EMC sign in a C2 Zone, located at **70 WESTGATE DRIVE**.

Petition of **JOSEPH Y. DORISCA**, 78 Rockland Drive, Brockton MA, for a Variance seeking relief from Sec. 27-25, to allow commercial use in a residential zone and permit parking of five (5) student transportation commercial vehicles in a R-1-B Zone, located at **78 ROCKLAND DRIVE**.

Petition of **AREI LLC**, 96 Moraine Street, Brockton MA, for a Variance seeking relief from Sec. 27-5, and Sec. 27-9, for lot size and frontage to build a residential structure on Lot B, and allow to extend an existing non-conforming use of Lot A, in an R-1-C Zone, located at **90 LEYDEN PARK ROAD**.

Petition of **FAUSTO J. BARROS C/O JOHN E. McCLUSKEY**, 1325 Belmont, Brockton MA, for a Variance to convert an existing two family to a three family, seeking relief from Art. III and Sec. 27-9, in a R-2 Zone, located at **33 SOUTH STREET**.

Petition of **ROBERT BELCHER, TRUSTEE**, PO Box 267, Milton, MA, seeking relief from Article IV, Sec. 27-34, to allow a five-story residential use and commercial use in a C2 Zone, located at **159 N MAIN STREET**.

Petition of **VINCENT J. FALCONIERI, C/O JOHN E. McCLUSKEY**, 1325 Belmont, Brockton MA, for a Variance seeking relief from Art. III, Sec 27-12, to build a single-family home on a vacant existing Lot of record in a C2 Zone, located at **37 LAWN STREET**.

Petition of **McDONALD'S USA, LLC**, 100 Westminster Street Suite, 1500, Providence, RI, for a Special Permit and Variance, seeking relief under Sec. 27-37 and 27-29(3)(g) and from Sec. 27-67(3)(a), to construct a McDonald's Restaurant with a drive-through service and freestanding sign in a C2 Zone, located at **609 BELMONT 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.

October 29th & November 5th