



CITY OF CHELSEA
ZONING BOARD OF APPEALS
City Hall, 500 Broadway, Room 101
Chelsea, Massachusetts 02150

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John DePriest, AICP, Chairman
Janice Tataraka, Member
Arthur Arsenault, Member
Joseph Mahoney, Associate
Marilyn Vega-Torres, Associate

AGENDA

Notice is hereby given in accordance with Section 23A, 23B and 23C, Chapter 39 of the General Laws of Massachusetts and the Massachusetts Zoning Act, Chapter 40A that a Regular Meeting of the Chelsea Zoning Board of Appeals will be held:

Tuesday, August 6, 2013
6:00 p.m.
City Hall, Room 102, Conference Room

RECEIVED
CITY CLERK'S OFFICE
CHELSEA, MA
JUL 30 A 9:36

- I. Roll Call of Members
- II. Public Meeting/Hearing Petitions

- Case # 2013-13 411 Broadway – Xiao Juan Ren
For Special Permit and Variance to re-establish the second and third floor four (4) residential units and expansion of existing roof "head house" which has been abandoned for more than two (2) years which does not meet current zoning requirements for frontage, side yard setbacks, rear yard setbacks, open space, off-street parking spaces
APPROVED 3 UNITS W/CONDITIONS
- Case #2013-14 280 Revere Beach Parkway – Demko Realty Trust
For Special Permit to add a check cashing business and postal exchange which includes the following services: package shipping, sale of shipping/packaging supplies, mailbox rental, bill pay services, check cashing, copying, fax/scan services, Western Union, T-passes, money orders, public notary services as an adjunct to an existing retail business
DENIED
- Case # 2013-15 181 Washington Avenue – Ghaith Saraya
For special permit to establish a restaurant in an existing non conforming structure in the R-2 District which does not meet current zoning requirements for off-street parking
APPROVED W/CONDITIONS
- Case # 2013-16 285 Central Avenue aka 30 Eastern Avenue – XSS Hotels, LLC, c/o John Stebbins
For Special Permit and Variance to construct a new one hundred and forty (140) suite extended stay hotel
APPROVED W/CONDITIONS
- Case # 2013-17 145-155 Beech Street – XSS Hotels, LLC, c/o John Stebbins
For Special Permit and Variance to construct a new one hundred and fifty-two (152) room hotel
APPROVED W/CONDITIONS

- III. Other Business
- IV. Communications

Plans and copies of filings may be viewed at the City Clerk's Office, City Hall, 500 Broadway, Chelsea, MA, during regular business hours, 8 a.m. to 4 p.m. Monday, Wednesday and Thursday, 8 a.m. to 7 p.m. Tuesday, and 8 a.m. to 12 p.m. on Friday.