



TOWN OF EASTHAM

2500 State Highway, Eastham, MA 02642 - 2544

All departments 508 240-5900 Fax 508 240-1291

www.eastham-ma.gov

AGENDA ZONING BOARD OF APPEALS Earle Mountain Room Thursday, March 20, 2014 - 5:00 p.m.

1. Opening Statements

2. Public Hearings

Case No. ZBA2013-03 (Modification)- To modify Special Permit Condition #9, concerning limiting rentals to seniors only, due to regulations of the State Dept of Housing and Urban Development, on Case No. 2013-03 decision issued May 9, 2013 to Southside Realty Trust, John McShane, Trustee, for property located at #6 and #17 Dory Lane, Brackett Landing, Assessors Map 8, Parcel 191.

Case No. ZBA2014-07 (New) - Charles and Paula Cocce, Owners, of Hanover, MA, request Special Permit/Variance to remove and replace existing exterior deck, pursuant to *Eastham Zoning By-Laws Section V - Use and Section IX - Intensity Regulations - Setbacks, and Section VI - Non-conforming Uses - C. And D.* for property located at 735C Campground Road, Map 7, Parcel 324.

Case No. ZBA2014-08 (New) - Hole-In-One Nominee Trust, Owner, of Orleans, MA, and MJM Enterprises, Representative, request a Special Permit to relocate an existing cooler, pursuant to *Eastham Zoning By-Laws Section IX - B. 2. - Setback Requirements for District D., and Section VI - Non-Conforming Uses - D.* for property located at 4295 State Highway, Map 8, Parcel 142C.

Case No. ZBA2014-09 (New) - Brian and Brianna Seppala, Owners, of Eastham, MA, and Jason Ellis, Representative, of Eastham, MA, request a Special Permit to demolish pre-existing single family home and construct new single family home within the front setback, pursuant to *Eastham Zoning By-Laws Section IX- A.- Lot size, and B.- Setback Requirements, and Section VI - C. and D.,* for property located at 15 West Road, Map 4, Parcel 481.

3. Approval of Minutes - January 9, 2014 and February 13, 2014

4. Any Other Business that may legally come before the Board.

5. Adjournment

The listing of matters includes those reasonably anticipated by the Chair which may be discussed at the meeting. Not all items listed may in fact be discussed and other items not listed may also be brought up for discussion to the extent permitted by law.