



# TOWN OF NORTHBOROUGH Zoning Board of Appeals

Town Hall Offices • 63 Main Street • Northborough, MA 01532 • 508-393-5019 • 508-393-6996 Fax

## Town of Northborough Zoning Board of Appeals

The following Public Hearing(s) will be held on Tuesday, February 24, 2015 in Conference Room B of the Northborough Town Offices, 63 Main Street, Northborough, MA 01532.

### 7:00 PM

Sign Extension Agreement Forms for 37 Pierce Street hearing

To consider the petition of Andrew DeWolfe for a Variance/Special Permit to allow the use of pre-owned vehicle sales on the property located at 12-14 King Street, Map 82, Parcel 22

To consider the petition of Try To Do Good, LLC for a Variance/Special Permit to allow the use of a food pantry (Northborough Food Pantry) in the Downtown Neighborhood District on the property located at 37 Pierce Street, Map 54, Parcel 62

To consider the petition of Franca Enterprise Services for a Variance/Special Permit/Special Permit Groundwater Protection Overlay District to amend ZBA Case No. 14-03 by allowing a three-story building with two 3-bedroom dwelling units (duplex) on the property at 16 Hudson Street, in Groundwater Protection Overlay District Area 3, Map 63, Parcel 82

To consider the petition of Raven Homes, Inc., for a Variance/Special Permit to allow the use of duplexes on two proposed lots, on the property located at 206 South Street, Map 83, Parcel 61

To consider the petition of Jodi and David Utter for a Variance/Special Permit to allow the use of a professional (psychologist's) office in the Residential C District and in Groundwater Protection Overlay District Area 1, on the property located at 222 Church Street, Map 43, Parcel 45

To consider the petition of Susanne Russell for a Variance/Special Permit/Special Permit Groundwater Protection Overlay District Area 3 to allow the use of a canine hydrotherapy and rehabilitation center in the Business West District and Groundwater Protection Overlay District Area 3, on the property located at 276 West Main Street, Map 82, Parcel 12

To consider the petition of Mali Realty I, LLC for a Variance/Special Permit/ Special Permit with Site Plan Approval/Special Permit Groundwater Protection Overlay District Area 3 to allow the reconstruction of a pre-existing, non-conforming building, including an 1,800 square-foot addition, paved parking, drainage and landscaping for retail, medical and professional office uses, with less than the required front yard setback, lot frontage and lot area, on the property located at 25 West Main Street, Map 63, Parcels 154 & 166

To consider the petition of Richard J. Gabriel for a Variance/Special Permit to allow the non-conforming use of a therapeutic massage and spa business to replace the pre-existing, non-conforming use of a chiropractic office on the property located at 37 South Street, Map 63, Parcel 175

To consider the petition of Barry Rocha/Barry's Auto Sales, Inc., for a Variance/Special Permit/Special Permit Groundwater Protection Overlay District, to extend/expand the pre-existing, non-conforming use of pre-owned car sales by increasing the number of vehicles stored on the site from 58 to 80, on the property located at 25R Bartlett Street, in Groundwater Protection Overlay District Area 3, Map 47, Parcel 96

### Old/New Business

- Approval of Minutes

**Mark Rutan, Clerk**  
**2/9/15 & 2/16/15**