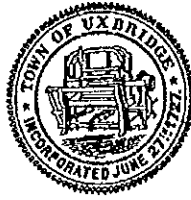


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MAY 26 '15 PM 3:33



Posted by
Uxbridge
Town Clerk

TOWN OF UXBRIDGE

Meeting

Cancellation

Board or Commission: UXBRIDGE ZONING BOARD OF APPEALS AGENDA

Meeting Date: WEDNESDAY, June 3, 2015 - 6:00 PM

Place: BOARD OF SELECTMEN MEETING ROOM

Authorized Signature: _____

Lynn Marchand

I. PUBLIC HEARINGS

Continued from May 6, 2015

1. **FY15-14: West Hartford Properties, LLC/Thomas J. Wickstrom represented by Andrews Survey & Engineering, Inc.** Applicants are requesting a Variance for the minimum area, frontage, and front setback required to be a conforming building lot. The property is located on **500 West Hartford Avenue, Lot 2, Uxbridge, MA**, as shown on the Town of Uxbridge Assessor's Map 16, Parcel 3881 and described in a deed recorded in the Worcester District Registry of Deeds Book 44999 Page 242 and is in an agricultural zone

Continued from May 6, 2015

2. **FY15-15: West Hartford Properties, LLC/Thomas J. Wickstrom represented by Andrews Survey & Engineering, Inc.** Applicants are requesting a Variance for the minimum area, frontage, and front setback required to be a conforming building lot. The property is located on **500 West Hartford Avenue, Lot 3, Uxbridge, MA**, as shown on the Town of Uxbridge Assessor's Map 16, Parcel 3881 and described in a deed recorded in the Worcester District Registry of Deeds Book 44999 Page 242 and is in an agricultural zone.

3. **FY15-16: 518 Hazel St, LLC/Ronald Dolloff, represented by Joseph C. Cove, Esq.** Applicant is seeking a Special Permit for non-conforming use of the property to expand their motor vehicle storage yard business. The property is located on **506 Hazel Street, Uxbridge, MA**, as shown on the Town of Uxbridge Assessor's Map 22, Parcel 1671 and described in a deed recorded at the Worcester Registry of Deeds Book 22846, Page 119 and is in an agricultural zone.

4. **FY15-17: Richard & Judith Hewitt, represented by Ronald Desjardin.** Applicants are seeking a Variance to rebuild a previous non-conforming farmer's porch. The property is located on 148 Oak Street, Uxbridge, MA, as shown on the Town of Uxbridge Assessor's Map 19, Parcel 0228 and described in a deed recorded in the Worcester District Registry of Deeds Book 05043, Page 413 and is in Residential Zone B.

5. **FY15-18: 680 Douglas St., Ron Parsons, represented by Jason Malo for Advanced Auto, Inc** Applicant is seeking a Special Permit to transfer their Class II used car dealer license from current location on 616A Douglas St to their new location on **680 Douglas St., Uxbridge, MA**. Property is as shown on the Town of Uxbridge Assessor's Map 27, Parcel 3255, and described in a deed recorded at the Worcester Registry of Deeds Book 46080, Page 290, and is in an Industrial Zone.

UXBRIDGE ZONING BOARD OF APPEALS AGENDA CONTINUED
WEDNESDAY, June 3, 2014 - 7:00 PM

II. NEW BUSINESS

1. FY 2016 ZBA meeting schedule

III. MINUTES/MAIL/INVOICES

MINUTES: 03/11/15 Workshop Meeting Minutes; 05/06/15 Meeting Minutes;

IV. ANY OTHER BUSINESS, which may lawfully come before the Board.

V. ADJOURNMENT: NEXT ZBA MEETING, WEDNESDAY, JULY 1, 2015.

MEETING POSTINGS:

Except in an emergency, a public body must post notice of a meeting at least 48 hours in advance, excluding Saturday's, Sunday's and legal holidays, except in emergencies. "Emergency" is a sudden, generally unexpected occurrence or set of circumstances demanding immediate action. In an emergency, a public body shall post notice as soon as reasonably possible prior to a meeting. Notice must include date, time and place of meeting. Must include listing of topics the chair reasonably anticipates will be discussed at the meeting. Topics must give enough specificity so that the public will understand what will be discussed at the meeting. Public bodies are encouraged to update the notice when aware of new topics within the 48 hour period before the meeting. Chairs should not post notices so far in advance that there is a high likelihood that new topics will arise, unless the chair updates the notice with any such new topics 48 hours in advance of the meeting.