



City of Boston
Board of Appeal

THURSDAY, August 23, 2018 BOARD OF APPEAL

RECEIVED
CITY CLERK'S OFFICE

1010 MASS. 2018 AUG 17 A 11:57
AVE, 5th FLOOR
BOSTON, MA

ZONING ADVISORY SUBCOMMITTEE

HEARINGS: 5 p.m.

Case: BOA-846459, **Address:** 4 Crystal Place **Ward:** 2, **Applicant:** Stephen Dilanian
Article(s): 62(62-25) 62(62-8): Side yard insufficient & Rear yard insufficient)
Purpose: Please see attached zoning BRA drawings, which were approved in 2015, however it has been over 2 years since approval, so we need to being the process again from the beginning. Dormer existing third floor roof on one side and on the other side build out onto rear. Add deck on top of third floor roof. ZBA.

Case: BOA-851451, **Address:** 4 Charles River Square **Ward:** 5, **Applicant:** Diana Coldren
Article(s): 13(13-13-1: The proposed roof deck creates and insufficient front yard setback, The proposed roof deck creates and insufficient rear yard setback & Excessive F.A.R.)
Purpose: Relocation of interior partitions, cut in new back door, add windows wells, repair windows, and replace roof.

Case: BOA-,810527 **Address:** 694 East Fifth Street **Ward:** 6, **Applicant:** Lindsay Bennett
Article(s): 68(68-29) 68(68-8)
Purpose: Correction to violation #V352159 to legalize constructed headhouse for roof deck access per built plans.

Case: BOA-791475 **Address:** 8 Dorset Street **Ward:** 7, **Applicant:** Pasquale Spadorica
Article(s): 65(65-9)
Purpose: This application is filed to amend issued ALT711499 by renovations of attic space. Cost of work included in ALT711499.

Case: BOA-785881, **Address:** 39 Bailey Street **Ward:** 17, **Applicant:** Leslie Jackson
Article(s): 9(9-1)
Purpose: Construct new rear deck (12'x15'-8") of existing two-family dwelling.

Case: BOA-846899, **Address:** 27 Beechmont Terrace **Ward:** 18, **Applicant:** Brian Hernon
Article(s): 69(69-9)
Purpose: 6x12 bone story addition (mudroom).

Case: BOA-849531, **Address:** 61 Cleveland Street **Ward:** 18, **Applicant:** Jennifer MacDougall
Article(s): 69(69-9)
Purpose: Add a 2nd floor dormer to this existing single family residence for added closet and bedroom space (This Permit Finished Shell only).

Case: BOA-795073, **Address:** 47 Maple Street **Ward:** 18, **Applicant:** Sean Smith
Article(s): 69(69-9)
Purpose: Extend living space to basement and renovations to attic.

Case: BOA-841333, **Address:** 78 Bradwood Street **Ward:** 20, **Applicant:** Julia Roboff
Article(s): 67(67-9)
Purpose: Remodel attic living space, no changes to the structures footprint on property.

Case: BOA-839628, **Address:** 12 Ferncroft Road **Ward:** 20, **Applicant:** Richard Stutman
Article(s): 56(56-8: Rear yard insufficient & Floor area ratio excessive)
Purpose: Adding a room and a bathroom to existing structure home owner is filing application lic builder will be added as needed.

RE-DISCUSSION: 5 p.m.

Case: BOA-814494 **Address:** 4 Union Park, **Ward:** 3 **Applicant:** Jeffrey Klug
Article(s): 64(64-9)
Purpose: Extend Garage.

BOARD MEMBERS:

CHRISTINE ARAUJO- CHAIR
CRAIG GALVIN-ACTING SECRETARY
ANTHONY PISANI

For the complete text of the Boston Zoning Code Articles and definitions of terms in this agenda, please go to https://www.municode.com/library/ma/boston/codes/redevelopment_authority