

**MINUTES OF THE PROCEEDINGS OF THE
ZONING BOARD OF APPEALS OF THE CITY OF WORCESTER**

**May 24, 2010
WORCESTER CITY HALL, 455 MAIN STREET, LEVI LINCOLN ROOM**

Zoning Board Members Present:

William Bilotta, Acting Chair
Vadim Michajlow

Staff Present:

Joel Fontane, Division of Planning & Regulatory Services
Ruth Gentile, Division of Planning & Regulatory Services

REGULAR MEETING (5:30 PM)

CALL TO ORDER

Chair Bilotta called the meeting to order at 5:30 PM.

**REQUESTS FOR CONTINUANCES, EXTENSIONS OF TIME, POSTPONEMENTS,
WITHDRAWALS**

Chair Bilotta explained that there were only two Board members in attendance and that no business could be conducted at the meeting as the required number of voting members were not present.

NEW BUSINESS

- 1. 44 Byron Street (ZB-2010-013) – Special Permit: Expansion or Change of a pre-existing non-conforming use/structure for a Personal Wireless Service Facility:** Ms. Gentile stated that as a result of the hearing being postponed until June 21, 2010 that the Public Hearing deadline be extended to June 21, 2010.
- 2. 108 Canterbury Street (ZB-2010-016) –Special Permits: Extension, alteration or change of a privileged pre-existing, nonconforming structure and Relief of 1 parking space from the off-street parking requirement and Variances for Relief of 9.7 feet from the rear yard setback requirement and Relief of 7 feet from the side yard setback requirement:** Ms. Gentile stated that as a result of the hearing being postponed until June 21, 2010 that the Public Hearing deadline be extended to June 21, 2010.
- 3. 10 Claremont Street (ZB-2010-017) - Special Permit: To allow a Lodging House use in an RG-5 zone and Variance for Relief of 3 parking spaces from the off-street parking requirement:** Ms. Gentile stated that as a result of the hearing being postponed until June 21, 2010 that the Public Hearing deadline be extended to June 21, 2010.

4. **666 Lincoln Street (ZB-2010-020) – Special Permit: To allow retail sales in an ML-0.5 zoning district and Special Permit: To allow a drive-through for a restaurant use.**
Hearing postponed to June 21, 2010.
5. **440 West Boylston Street/1 Summerhill Avenue (ZB-2010-021) – Special Permit: Expansion or Change of a Pre-existing Non-Conforming Structure for 1 Summerhill Avenue and Special Permit: Expansion or Change of a Pre-existing Non-Conforming Use:** Hearing postponed to June 21, 2010.
6. **115 & 117 Highland Street, 55 North Ashland Street, 1,5 and 9 Ormond Street (ZB-2010-023) – Special Permits: Expansion or Change of a pre-existing Non-Conforming Structure/Use (parking for food service with alcohol) and To modify parking layout including landscaping buffer requirements and Variance for Relief of 5.6 feet from the side yard setback requirement:** Hearing postponed to June 21, 2010.
7. **6 May Street (ZB-2010-022) – Special Permit: Expansion or Change of a pre-existing Non-Conforming Use and Variance for Relief of 3 parking spaces from the off-street parking requirement:** Hearing postponed to June 21, 2010.

Adjournment

Acting Chair Bilotta adjourned the meeting at 5:35 pm.