

Date Received:

Town Clerk:



NOTICE OF DECISION
Number 07-06

Date of Application: May 7, 2007

Subject of Appeal: The application of Laura Hill for a Variance from Section 4.2: Schedule of Dimensional Regulations of the Ashburnham Zoning Bylaws in order to construct an addition, and all other necessary zoning relief on the property located at 76 Lakeshore Drive, Map 56, Parcel 72 in the RB District.

Date of Hearing: June 13, 2007

Date of Decision: June 13, 2007

Decision: The Board finds that the property is a pre-existing, non-conforming structure and lot. Board grants a Special Permit under Section 1.42 (Alteration and Enlargement) as presented, with conditions. A Variance is not required.

Conditions: The Board granted the Special Permit with the following conditions:

1. The roof line of the proposed addition is not to exceed the roof line of the existing building;
2. The addition is not to be located closer than presented distance.

Basis for Decision:

1. The Board finds that every effort has been made to determine elusive western property line by state licensed professionals. Board further finds that the granting of the Special Permit will not harm the neighborhood, nor derogate from the intent of the Bylaw.

Vote of the Board:

Unanimous to Grant: Joseph Daigle, Acting Chair
Terry Girouard, Acting Clerk
Donna Brooks
Cheryl Anderson
Richard Coswell, Alternate

Notice: Any decision of the Board of Appeals may be appealed to the Superior Court of Worcester County within 20 days by the Applicant, Town Boards or Officers, or any person aggrieved by the decision. Appeal may also be made in Fitchburg District Court.

After the 20 days appeal period, if no appeals have been filed, this decision must be recorded with the Registry of Deeds.