



**TOWN OF SAUGUS
ZONING BOARD OF APPEALS
SAUGUS, MASSACHUSETTS 01906
781-231-4030**

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TOWN OF SAUGUS, MASS.

MARCH 23, 2023 AGENDA

The SAUGUS ZONING BOARD OF APPEALS will hold a public hearing on **THURSDAY, MARCH 23, 2023 at 7:00 pm**, at the **TOWN HALL ANNEX, 25 Main Street**. The following petitions will be heard. Petitioner, or their representative, must be present at the meeting.

CONTINUED FROM FEBRUARY 23, 2023

1. On the petition of Antonio and Valeria Pereira, owners of the property at **76 Essex St.** (Lot #9, Plan #2009) seeking a special permit for an accessory dwelling in his home, and a variance for a pre-existing 7378 sf lot where 10,000 sf is required.
2. On the petition of Frank LoBuono, owner of the property at **85 Western Ave.**, (Lot #99-10, Plan #2012) seeking a special permit for an accessory dwelling in his home.
3. On the petition of TRT Saugus LLC, owners of the property at **444 Broadway**, on behalf of AutoZone (Lot #6, Plan #1048) requesting a variance for relief to allow a face lit wall sign over the front entrance, 48' 5 1/4" x 5' as it is larger than the allowed 10% and a variance for a secondary wall sign, 25' 2" x 4' 2" on the side of the building.

MARCH 23, 2023

4. On the petition of 1431 Broadway LLC, owners of the property at **312 Essex St.**, (Lot #124, Plan #2031) seeking relief from the following variances: Section 21.10 C.2 and 21.10 1.D.4 requiring interior planting strips, from Section 21.10 C.2 and 3 requiring a 15' side yard setback and 50' rear yard setback and from Section 12.3 D.5a and 21.9.H.1.C requiring queuing distance between pickup and payment window.
5. On the petition of Lisa Naples on behalf of John & Rosemarie Naples, owners of the property at **16 Richard St.**, (Lot #110, Plan #3017) seeking a special permit to re-build a 58' x 32' two family home to replace one destroyed by fire and variances for a pre-existing 5767 sf lot where 20,000 sf is required a pre-existing 50' frontage where 100' is required. Also variances for a 4.3' sideyard setback where 15' is required and a maximum building area of 29.1% where 25% is allowed. This new structure is larger than the one previously on the lot.
6. On the petition of James and Laurie McGuire, owners of the property at **416 Main St.**, (Lot #349, Plan #1034) seeking a special permit for an accessory dwelling for their mother, this unit was pre-existing to purchase.
7. On the petition of Nicholas and Janelle Amoroso, owners of the property at **6 Pillings Rd.**, (Lot #200, Plan #1027), seeking a special permit to build a 15.4'x8.6' addition to

going up one floor and a variance for pre-existing 15.2' front yard setback where 20' is required and a 11.2' sideyard setback where 15' is required and currently is a 11.3' sideyard setback.

8. On the petition of Andrew Clarke, owner of the property at **40 Tontaquon Ave.**, (Lot #228-232, Plan #1015) seeking a special permit to build a 24' x 24' garage with a variance for a 10' front yard setback where 20' is required.

Tom Traverse, Chairperson
Stephanie Puracchio, Clerk
FP&A March 9 & 16, 2023

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