

AGENDA OF THE ZONING BOARD OF APPEALS

TO BE HELD TUESDAY, 14 MAY 2024, AT CITY HALL AUDITORIUM, 110 RIVER STREET, 7:00 P.M.

Non-participants may view the meeting live (via YouTube): <https://www.youtube.com/c/MGATCity>

TO VIEW ONLINE PLANS AND OTHER DOCUMENTS FOR THE ITEMS LISTED BELOW, [CLICK HERE](#)

A. PLEDGE OF ALLEGIANCE/ROLL CALL

B. CONSIDERATION OF AGENDA ITEMS

240 Edgemont Road, MBP 18/9/1 A; R-10; Kevin Curseaden, Esq., for Burak and Seref Celik, owners; Vary Section 3.1.4.1 front-yard setback to 11.1' where 14' required for enclosed front entry.

624-626 Gulf Street, MBP 28/520/26 B; R-18; Kevin Curseaden, Esq., for William Platt & Laura Pinciario, owners; Vary Sections 3.1.4.1 & 4.1.1.3 to allow accessory structure height of 22.9' where 15' allowed; vary section 3.1.3.7 for accessory structure exceeding maximum number of spaces; for car barn/garage with storage; survey by Milone & Macbroom, plan set by Jones, Byrne, Margeotes Partners, 12/18/23.

1201 Boston Post Road, MBP 89/812/40AA; (SCD); Anastasia Sloan, agent, for Erin Cullen, owner; Vary Sec. 5.18(1) to allow event to exceed 14 days to operate "FUNBOX," a children's amusement area in the mall parking lot from 5/27/24 through 9/29/24.

3 Lawrence Court, MBP 28/579/2; R-5; Thomas Lynch, Esq., for Theresa Covalleski and Scott Digris, owners; Vary Section 3.1.4.1 east side-yard setback to 1.3' where 5' req., west side-yard setback to 7.3' where 10' req. for an addition.

4 Willem Court, MBP 63/928/11 B; R-30; Thomas Lynch, Esq., for Richard Rizza, owner; Vary Section 3.1.4.1 east side-yard setback to 10' where 20' required to construct new single-family residence.

574 Milford Point Road, MBP 15/51/5A; R-12.5; Thomas Lynch, Esq., for Benjamin and Patricia Kovacs, owners; Vary Section 4.1.1.4 to allow accessory building of 952sf where 919sf permitted to construct detached garage.

C. NEW BUSINESS

D. OLD BUSINESS

E. STAFF UPDATE

F. ACCEPTANCE OF MINUTES FROM 9 APRIL 2024 HEARING

G. ACCEPTANCE OF APPLICATIONS FOR 11 JUNE 2024 HEARING