

MEETING AGENDA
August 3, 2004

MINUTES

- Minutes of the July 13, 2004 meeting.

ORDINANCE COMMITTEE ITEMS

- None

SUBDIVISIONS AND LAND DEVELOPMENT PLANS

- Crestwood Estates Master Plan *Informational Hearing*
Briarwood Road
AP 18, Lot 1023
- Hope Farms – Master Plan Reinstatement
Hope Road
AP 24, Lot 69
- Gold Meadow Estates – Master Plan Reinstatement
Lippitt Avenue
AP 30/3, Lot 240
AP 23, Lots 6,7,8,15,20 & 36
- Thomas Grace Replat
223 Orchard Street
AP 5, Lots 330 & 331
- Oak Plat Replat
Mica Avenue
AP8/4, Lot 1625
- Sprague Homestead Replat
15 Standish Street
AP 8, Lot 567

ZONING BOARD OF REVIEW ITEMS

- **Dwight W. Minter, 51 Tucker Ave.,** to build a 16' x 25' family room addition and a 476 sq. ft. deck to an existing legal non-conforming building with restricted front and side yard setback on an undersized lot.
- **Antonio C and Alberta M. Antunes, 154 Magnolia St.,** to build a new 30' x 30' two story single family home with restricted front and side yard setback on an undersized lot.
- **Elsie L. Melone, 223 Orchard St.,** to leave an existing single family dwelling on a proposed 5,000 sq.ft. undersized lot with restricted front, side and corner side yard setback, and build a new 30' x 25' two-story single family home on the remaining 5,000 sq.ft. undersized lot. Both are pending minor subdivision of a 10,000 sq.ft. parcel.
- **Scott P Deware and Jeanne M. Lamontagne, 45 Mica Ave.,** Pending a minor subdivision, to leave an existing single family dwelling on a proposed 5,792 SF undersized lot with restricted remaining 4,428 SF undersized lot with restricted front yard setback.
- **Sharon A. McMann-Morelli, 22 Vallone Road,** to add a second story to convert an existing single-family dwelling into a two-family dwelling with restricted frontage, front and side yard setback on an undersized lot.
- **Efendi and Elizabeth Atma, 18 Brookwood Road,** to convert an existing single family dwelling into a two family dwelling, by building a 27' x 23' two-story addition to an existing legal non-conforming single family dwelling with restricted front and side yard setback.
- **Minh Huynh, 1096 Park Ave.,** to build a 10' x 53' kitchen addition to an existing legal non-conforming building with restricted rear and side yard setback and off-street parking.
- **Anthony Ciccarone, Hillside Ave.,** to build a 26' x 43' two story single family dwelling and a 100 SF deck and second floor staircase on an undersized lot.
- **Woodhaven Condo Association, 501 Woodhaven Court and Chase Ave.,** Pending minor subdivision, to leave an existing residential condominium complex on a proposed 5.71 +/- acre lot, and combine lot 900 (5300 SF) with the remaining 26,162 SF, and build two new single family dwellings on 17,499 SF and 13,963 SF.
- **Michelle Caprio, 52 High View Dr.** Pending minor subdivision, to leave an existing single-family dwelling on a proposed 8,084 SF lot with restricted side yard set back and build a new 26' x 48' two story single family dwelling, and a 12' x 15' deck on the proposed remaining 8,084 SF lot.
- **Solid Rock Church, 1753 Phenix Ave.,** for a special permit to build a 90' flagpole design communication tower. (Omnipoint Holdings)
- **Gino A. and Paul Mazzenga, 510 Hope Road.** Pending minor subdivision, to leave and existing single family dwelling on a proposed 20,829 SF lot with restricted frontage and build a new single family home on the remaining proposed 21,398 SF lot with restricted frontage.

EXTENSIONS OF TIME

- Scituate Farms Section 4

MISCELLANEOUS ITEMS

- Comprehensive Plan Update - Discussion

DATE AND TIME OF NEXT MEETING

- **Thursday, September 2, 2004 at 7:00 pm** (*Note Special Day & Date*)

ADJOURNMENT