

TOWN OF NAHANT - ZONING BOARD OF APPEALS

Date and Time: Monday, October 2, 2023, at 3:00 PM

Location: via Zoom

NOTICE OF HEARING AND AGENDA

POSTED IN ACCORDANCE WITH THE PROVISIONS OF MGL 30A §§18-25

A public hearing will be held by the ZONING BOARD OF APPEALS via remote technology (Zoom). To Join the Zoom Meeting go to [www.zoom.com](https://www.zoom.com) and enter the meeting ID and Passcode or use the following link; you may also join by telephone.

Join Zoom: <https://us02web.zoom.us/j/87688059298?pwd=czVkQTlMWkNGZGhEQWJsTmlBcUozdz09>

Meeting ID: 876 8805 9298

Passcode: 757462

Dial by your location

+1 646 558 8656 US (New York)

**Old Business:** Approve minutes from prior meeting(s). Reminders to complete any outstanding matters, i.e., decisions, training, compliance, signatures, etc. **New Business:** Hearing(s) scheduled below.

THIS AGENDA IS SUBJECT TO CHANGE

3:00 PM CONTINUED PUBLIC HEARING on the petition filed by Marc and Jennifer Carbone, owners of the property located at 5 Ellsworth Road, Nahant, Massachusetts, appealing the denial by the Building Inspector of a building permit to remove and replace a garage with a new 1 ½ story wood framed garage with storage above where the proposed garage is in violation of Section 5.03 of the Zoning By-Laws. The applicant seeks a special permit or variance for the proposed garage height of 23'.9" where the maximum allowed is 16', the proposed lot coverage is 31% where the maximum allowed is 25%, and the proposed Wendall Road setback is 15' where the minimum allowed is 25' the applicant was asked to modify the plans.

BOARD OF APPEALS, Jocelyn Campbell, Chairperson

LYNN ITEM August 14, 2023, and August 21, 2023

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Zoom

Posted by the Town Clerk on September 27, 2023 at 02:04 PM