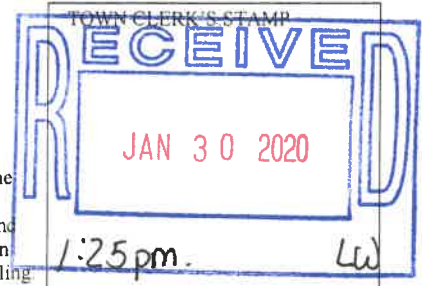


MEETING NOTICE POSTING & AGENDA TOWN OF HULL

Pursuant to MGL Chapter 30A, § 18-25 all Meeting Notices must be filed and time-stamped in the Town Clerk's Office and posted at least 48 hours prior to the meeting (excluding Saturdays, Sundays and Holidays). Please be mindful of the Town Clerk's business hours of operation and make the necessary arrangements to ensure this Notice is received and stamped in by the Town Clerk's Office and posted by at least 30 minutes prior to the close of business on the day of filing.



Board or Committee	Zoning Board of Appeals
Date & Time of Meeting	Tuesday, February 4, 2020 at 7:30 P.M.
Meeting Location (Full Address)	TOWN HALL – 253 ATLANTIC AVENUE, HULL, MA 02045
Requested By:	Sarah Clarren, ZBA Administrative Assistant

AGENDA

7:30 Call to Order

7:32 p.m. Continuation of a Public Hearing on an application filed by Gene Allen regarding property at 18 Clifton Avenue, Hull, MA, which according to the application seeks to:

To Apply for a Special Permit/Variance to: take existing building down and put up a new three story, three bedroom, two and a half bath home, as per plans, pursuant to the Zoning By-Laws Chapter 40-A, Sec. 61, Pre-existing structures. Proposed/Existing rear setback is less than required.

The applicant, through their representative, requested to withdraw their application without prejudice.

7:35 p.m. Continuation of a Public Hearing on an application filed by Richard F. Jr. and Diane M. Flynn regarding property at 58 Vautrinot Avenue, Hull, MA, which according to the application seeks to:

To file an appeal on the Building Department's response to a complaint and request for enforcement filed by the applicants (property owners of 48 Vautrinot Avenue) regarding property at 58 Vautrinot Avenue.

The applicants, through their representative, requested to withdraw their application without prejudice.

7:40 p.m. Continuation of a Public Hearing on an application filed by Michael McDevitt and Stephanie Aprea regarding property at 125 Main Street, Hull, MA, which according to the application seeks to:

To Appeal the Building Commissioner's decision to issue a notice of violation of Chapter 173 of the Zoning Bylaw. McDevitt submits the appeal to (1) preserve the ability to obtain applicable building permits for the structure (Chatham Coast Guard Station which sits atop beams on the Property) at issue on the Property without accruing ongoing fines; and (2) to challenge the determination of the violation letter. Per the application, the structure was donated to McDevitt on or about July 11, 2019.

7:50 p.m. Continuation of a Public Hearing on an application filed by Beatrice Bergstrom regarding property at 121 Bay Street, Hull, MA, which according to the application seeks to:

To Apply for a Special Permit/Variance to: construct new 2 family home, each side with 4 bedrooms and 4 ½ baths, as per plans, pursuant to the Hull Zoning By-Laws Chapter 40-A, Sec. 61, Pre-existing structures; Non-Conforming Uses. Building will replace previous 3 family unit. Proposed rear setback does not comply; proposed front setback (13.0') may be waived.

Administrative Business

Correspondence

Minutes

Open Meeting Law and Conflict of Interest Materials

Additional Business

All written comments must be notarized prior to submission.

Copies of said applications, with additional details, are available for public inspection at the Town Clerk's Office and Building Department, all at the Hull Municipal building during normal office hours.

Other business matters may be discussed, or approved decisions signed and minutes adopted.

Hearings may be held at a later hour but not earlier than posted.

Hearing times are approximate. The listings of items are those reasonably anticipated by the Chair which may be discussed. Not all items listed may in fact be discussed and other items not listed may also be discussed to the extent permitted by law