



**OAK BLUFFS ZONING BOARD OF APPEALS**  
P.O. BOX 1327, OAK BLUFFS, MA 02557 – 1327  
508 693 – 3554 x 122

**AGENDA**

<b>Date</b>	<b>Time</b>	<b>Location</b>
<b><i>Thursday, January 19, 2017</i></b>	<b><i>6:00 p.m.</i></b>	<b>Council on Aging Building 21 Wamsutta Ave. Oak Bluffs, MA 02557</b>

**6:05 pm-Continued**

**RE: White Bros.-Lynch Corporation Appeal**  
White Bros.-Lynch Corporation  
Pennsylvania Avenue, **Map 21 Parcel 78,79,86,87**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 6:05 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***A Special Permit within Zoning Bylaws 3.5.5 and 10.3, or any action related thereto, to allow the change of use from excavation/hauling to storing equipment and material used in a contracting business on a lot located in the Residential 3.***

**6:05 pm-Continued**

**RE: Gilliam Project**  
Lee Gilliam  
22 Elmwood Avenue, **Map 8 Parcels 7 and 9**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 6:05 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***A Special Permit within Zoning Bylaws 3.5.5, or any action related thereto, to allow the construction of an accessory building (garage with guest apartment) on a nonconforming lot..***

**6:15 pm-Continued**

**RE: Pecararo Project**  
David and Kelli Pecararo

27 Upper Douglas Lane, **Map 16 Parcel 113**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 6:15 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:

***A Special Permit within Zoning Bylaws 3.5.5, or any action related thereto, to allow the construction of a nonconforming two-story addition to a nonconforming single family dwelling located on a nonconforming lot..***

**6:15 pm-Continued**

**RE: Brown Project**

Brent and Lisa Brown  
8 Stone Pound Way, **Map 48 Parcel 87**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 6:15 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***a Special Permit within Zoning Bylaws 3.5.5 and 4.4.2, or any action related thereto, to allow the construction of a nonconforming accessory building (garage) on a nonconforming lot..***

**6:30 pm-Continued**

**RE: Zarba Appeal**

John Zarba and Susan Lemoie-Zarba  
14R South Street, **Map 8 Parcel 199.1**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 6:30 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***an appeal to the Building Inspector's enforcement action within MGL 10.2.3, C. 40A ss 8, 15 or any action related thereto, to allow the construction of one additional parking space constructed of materials consistent with existing driveway to serve a guest house and to request a final certificate of occupancy for guest house.***

**6:30**

**RE: Murphy Appeal**

Keith and Lori Murphy TR  
10 Davis Street, **Map 8 Parcel 199**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 6:30 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***an appeal to the Building Inspector's lack of enforcement action within MGL 10.2.3, C. 40A ss 8, 15 or any action related thereto, regarding a complaint filed on October 13, 2016 against property owners of 14R South Street with regards to an accessory guest apartment.***

**6:45 pm-Continued**

**RE: DePucchio Project**

Mark and Sharon DePucchio  
31 Old Barnes Road, **Map 23 Parcel 1**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 6:45 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***A Special Permit within Zoning Bylaws 3.5.5 , 9.1.B.(c)(i), or any action related thereto, to allow the construction of a nonconforming addition (two-car garage) to an existing accessory building (garage with guest apartment) on a nonconforming lot located in the Coastal District..***

7:00 pm

**RE: Combra Project**  
Richard and Dawn Combra  
22 Fitchburg Avenue, **Map 15 Parcel 35**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 7:00 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***a Special Permit within Zoning Bylaws 3.4.3, or any action related thereto, to allow the construction of accessory structure (guest apartment) prior to five continuous years of owner occupation on a conforming lot.***

7:15 pm

**RE: Fraser Project**  
James and Denise Fraser  
7 Quail Run, **Map 48 Parcel 17.4**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 7:15 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***a Special Permit within Zoning Bylaws 3.5.5, or any action related thereto, to allow the construction of a nonconforming deck addition to a nonconforming single family dwelling on a nonconforming lot.***

7:25 pm

**RE: Bolling Project**  
Thelma Bolling  
6 Narragansett Avenue, **Map 10 Parcel 79**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 7:25 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***a Special Permit within Zoning Bylaws 3.5.5, or any action related thereto, to allow the demolition and reconstruction of a nonconforming porch addition to a nonconforming single family dwelling on a nonconforming lot located in the Copeland District.***

7:30 pm-Continued

**RE: Smith Project**  
Edward and Jayna Smith  
5 School House Village, **Map 50 Parcel 14**

The Oak Bluffs Zoning Board of Appeals will hold a Public Hearing on Thursday, January 19<sup>th</sup>, 2017 at 7:30 p.m. in the Council on Aging Building located at 21 Wamsutta Avenue on the application of the referenced petitioners seeking:  
***A Special Permit within Zoning Bylaws 3.5.5 and 3.4.3, or any action related thereto, to allow the construction of an accessory building (guest house) prior to five continuous years of owner occupation on a nonconforming lot.***