



KIMBERLEY DRISCOLL
MAYOR

CITY OF SALEM, MASSACHUSETTS BOARD OF APPEALS

98 WASHINGTON STREET ♦ SALEM, MASSACHUSETTS 01970
TEL: 978-619-5685

2022 MAY 10 AM 10:13
CITY CLERK
SALEM, MASS

RESCHEDULED MEETING NOTICE

You are hereby notified that the Salem Zoning Board of Appeals' regularly scheduled meeting on Wednesday, May 18, 2022, at 6:30pm via remote participation (in accordance with Chapter 20 of the Acts of 2021 and as amended by Chapter 22 of the Acts of 2022) has been continued to May 25, 2022 due to a lack of quorum on May 18th.

Mike Duffy, Chair

ALL ITEMS WILL BE CONTINUED TO THE 5.25.22 MEETING.

Important Announcement:

Every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means. In the event that we are unable to do so on matters not requiring a public hearing, we will post on the City of Salem's website an audio or video recording, transcript, or other comprehensive record of proceedings as soon as possible after the meeting.

Individuals may participate remotely in the meeting via a remote participation platform called Zoom. Members of the public and/or parties with a right and/or requirement to attend this meeting may access the remote participation meeting through any one of the following ways:

Attending the Virtual Public Meeting:

- Go to the website link

<https://us02web.zoom.us/j/82829649586?pwd=L1JjOFZAzaW9HSmY0Vmww0T2t2bEYwdz09>

- Or, go to the website link <https://zoom.us/join> and enter meeting ID #

828 2964 9586 followed by meeting password **197758**, if directed to do so on screen.

- Dial toll-free phone number 877-853-5257. When prompted enter meeting ID # **828 2964 9586** followed by meeting password **197758**, if directed. Those calling in will not have access to the direct video feed of the meeting, but can follow along with the project materials available for download at [Salem.com/ZBA](https://www.salem.com/ZBA)
- Watch the meeting live on Salem Access Television Channel 22.
- Project materials are available for download at this link

(<https://tinyurl.com/SalemZBA>)

Providing Public Comment During the Meeting:

Members of the public attending this meeting virtually will be allowed to make comments during the portion of the hearing designated for each agenda item. Members of the public will be asked to use the virtual “Raise Hand” function in Zoom to indicate that they would like to provide comment.

- Dial *9 on your phone’s dial pad to raise your hand if you are using the toll-free number.
- Click the “Raise Hand” button if you are using the Zoom application on your computer or phone.

For each agenda item, the moderator will identify attendees with raised hands by their screenname or the last 3 digits of their telephone number and will then unmute them. The moderator will then request that the attendee unmute their device to provide their full name, address, and comment for the record.

The moderator will go down the list of attendees in the order presented by the Zoom application. The attendee list is ordered so that phone numbers are first, followed by an alphabetical list of the screen names of attendees accessing Zoom through a computer, tablet, or smartphone. Anyone that speaks about an issue unrelated to the agenda items will be immediately muted.

Providing Public Comment Before the Meeting:

Members of the public can alternatively email their comment before the start of the meeting to zoningboardcomments@salem.com.

Familiarizing Yourself with Zoom:

We encourage members of the public to install and familiarize themselves with Zoom in advance of the meeting.

If you plan on providing public comments and are logging into this meeting via the Zoom application, please test your speakers and microphone ahead of time. If we have trouble hearing you when you speak, we will move on to the next person and try to return to you later in the list. If this happens, we recommend that you call the toll-free number to access the meeting and provide your comment.

The Zoom meeting will open 15 minutes before the start of the meeting to allow participants to connect and practice with the audio and raise hand functions.

Thank you for your patience and understanding as we navigate these challenging circumstances.

MEETING AGENDA

I. ROLL CALL

II. REGULAR AGENDA/ CONTINUED FROM 5.18.22 DATE

1)

Location:

12 Woodside Street (R2 Zoning District)

Applicant:

Raymond F. McSwiggin

Description:

Will hold a public hearing for all persons interested in the petition of RAYMOND F. McSWIGGIN at 12 WOODSIDE STREET (Map 17, Lot 200) (R2 Zoning District), for a Special Permit for per Section 3.3.5 *Nonconforming Single- and Two-family Residential Structures* of the Salem Zoning Ordinance to construct an extension of the existing porch to provide a roof over the stairs in order to prevent them from icing over in the winter. The entire proposed porch will be enclosed.

2)

Location:

5 West Terrace (R1 Zoning District)

Applicant:

Meghan Walsh

Description:

Will hold a public hearing for all persons interested in the petition of MEGHAN WALSH at 5 WEST TERRACE (Map 33, Lot 734) (R1 Zoning District), for a Special Permit for per Section 3.3.5 *Nonconforming Single and Two-family Residential Structures* of the Salem Zoning Ordinance to construct a 6'7" x 11'6" accessible bathroom addition. The addition of the bathroom will increase the non-conforming lot coverage from 32.2% to 34.2%.

3)

Location:

2 Bridge Street (B2 Zoning District)

Applicant:

2 Bridge, LLC

Description:

Will hold a public hearing for all persons interested in the petition of 2 BRIDGE, LLC at 2 BRIDGE STREET(Map 37, Lot 58) (B2 Zoning District), for a Special Permit for per Section 6.10.6 *General Provisions* of the Salem Zoning Ordinance to operate a marijuana cultivation facility.

4)

Location:

9 Albion Street (R1 Zoning District)

Applicant :

Ryan McShera

Description:

Will hold a public hearing for all persons interested in the petition of RYAN MCSHERA at 9 ALBION STREET(Map 15, Lot 183) (R1 Zoning District), for a Special Permit for per Section 3.3.5 *Non-conforming Single- and Two-Family Residential Structures* of the Salem Zoning Ordinance to tear down a small portion of the rear of the building and rebuild a 13' wide by 18' deep addition. The proposed addition will be no closer to the lot line than the existing home.

5)

Location:

12 Winter Island Road (R1 Zoning District)

Applicant:

Joesph Manzi

Description:

Will hold a public hearing for all persons interested in the petition of JOSEPH MANZI at 12 WINTER ISLAND ROAD(Map 44, Lot 34) (R1 Zoning District), for a Special Permit for per Section 3.3.5 *Non-conforming Single- and Two-Family Residential Structures* of the Salem Zoning Ordinance seeking relief from the number of stories and to expand the non-conformity of the structure by adding a shed dormer to the property.

6)

Location:

12 Laurel Street (R2 Zoning District)

Applicant:

David Polumbo

Description:

Will hold a public hearing for all persons interested in the petition of DAVID POLUMBO at 12 LAUREL STREET (Map 33, Lot 303) (R2 Zoning District), for a Special Permit for per Section 3.3.5 *Non-conforming Single- and Two-Family Residential Structures* of the Salem Zoning Ordinance to construct a two-story dwelling unit behind the existing residence and connect it by a covered breezeway. The addition will result in two (2) connected dwelling units.

III. APPROVAL OF MINUTES

March 16, 2022

April 27, 2022

IV. OLD/NEW BUSINESS

9 Franklin Street extension request

V. ADJOURNMENT

Persons requiring auxiliary aids and services for effective communication such as sign language interpreter, an assistive listening device, or print material in digital format or a reasonable modification in programs, services, policies, or activities, may contact the City of Salem ADA Coordinator as soon as possible and no less than 2 business days before the meeting, program, or event.

This agenda is subject to change.

This notice posted on "Official Bulletin Board"
City Hall, Salem, Mass. on **MAY 10 2022**
at 10:13am in accordance with MGL Chap. 30A
Sections 18-25.

