



Office of the
LITTLETON BOARD OF APPEALS
Littleton, Massachusetts 01460

received
6/4/15

Petitioner: Matthew LaPenta and Eliza Woodbury
Case No. 853A
Date Filed: May 1, 2015

The Littleton Board of Appeals conducted a public hearing on May 21, 2015 at the Shattuck Street Municipal Building on the petition of Matthew LaPenta and Eliza Woodbury for a special permit under the requirements of Section 173-10(B) to permit a change, extension or alteration to a preexisting non-conforming dwelling at their single family residence at 10 Dogwood Road, Littleton, Ma. Notice of the hearing was given by publication in the Littleton Independent, a newspaper circulated in Littleton on May 7, and 14, 2015, and by mail to all abutters and parties in interest. Present and voting: Chairman, Sherrill R. Gould, William Farnsworth, John Cantino, Cheryl Hollinger, and Jeff Yates, members. Present and not voting were Marc Saucier, Patrick Joyce, and Rod Stewart, Alternates.

The petitioner presented an application to add a second floor addition and to make first floor renovations to their home. The structure is non-conforming because the front setback is only 23.8' and not the required 30'. The side setback is 13,6' instead of the required 15'. The lot is nonconforming because it is only 14,000 square feet rather than 40,000 square feet and the frontage is 60' rather than 150'. The proposed addition will not increase any of the existing nonconformities or add any new ones, but will intensify the existing ones by adding a second story to the structure. There will be no change to the use of the structure as a single family residence. The changes will not increase the number of bedrooms.

Two abutters appeared to voice their support for the petition.

FINDINGS: The Board found that the Petitioner satisfied all of the requirements for a special permit for a special permit under the bylaw and that the proposed addition was not substantially more detrimental to the neighborhood than the existing non-conformities.

DECISION: The Board voted unanimously to grant a Special Permit under Section 173-10(B) of the Littleton Zoning By-law to permit the renovations substantially as shown on the Plans submitted with the application.

Appeals, if any, shall be made pursuant to G.L. 40A, Section 17 and shall be filed within twenty days after the date of filing of this Notice in the office of the Town Clerk.

Signed: Jeffrey Yates Jeffrey Yates, Clerk

Dated: June 4, 2015
Book 44319, Page 573.

I hereby signify that twenty days have elapsed since the filing of the above decision by the Board of Appeals and that no appeal concerning said decision has been filed or that any appeal that has been filed has been dismissed or denied.

True Copy Attest: _____ Town Clerk, Littleton, Massachusetts