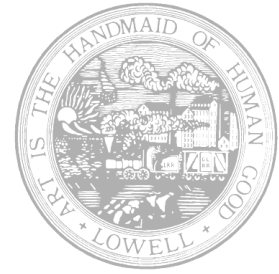


# City of Lowell Zoning Board of Appeals Agenda



6/28/2021 at 6:30 PM

The City of Lowell Zoning Board of Appeals will hold a meeting on Monday, 6/28/2021 at 6:30 PM.

This meeting will occur in-person with the option to join remotely. You can chose to attend in-person in the City Council Chambers, 375 Merrimack Street, Lowell, MA 01852; or you can choose to attend remotely by using one of the following four options to access the meeting:

1. Join the meeting from your computer, tablet, or smartphone: <https://lowellma.zoom.us/j/88288975901>
2. Call (646) 558-8656 and enter the MEETING ID: 882 8897 5901
3. Watch LTC Channel 99
4. Watch online at: <https://www.ltc.org/watch/channel-99/>

Review all application documents online at: <https://www.lowellma.gov/1099/Zoning-Board>

## I. Continued Business

### ZBA-2021-16

*Petition Type:* Variance

*Applicant:* Jason, and Meghan Sheehan

*Property Located at:* 97 Hovey Street, 01852

*Applicable Zoning Bylaws:* Section 5.1

*Petition:* Jason, and Meghan Sheehan have applied to the Zoning Board of Appeals seeking Variance approval to construct a front porch, and second story addition at the existing single-family home at 97 Hovey Street. The subject property is located in the Suburban Single-Family (SSF) zoning district. The project requires Variance approval per Section 5.1 for relief from the minimum front porch setback requirement, and any other relief required under the Lowell Zoning Ordinance.

## II. New Business

### ZBA-2021-20

*Petition Type:* Special Permit

*Applicant:* Nucar Lannan

*Property Located at:* 831 Rogers Street, 01852

*Applicable Zoning Bylaws:* Section 6.3

*Petition:* Nucar Lannan has applied to the Zoning Board of Appeals seeking Special Permit approval to erect an internally illuminated sign at 831 Roger Street. The property is located in the Regional Retail (RR) zoning district and requires a Special Permit per Section 6.3 and any other relief required under the Lowell Zoning Ordinance.

### ZBA-2021-21

*Petition Type:* Variance

*Applicant:* Larkin Real Estate Group

*Property Located at:* 380 Lawrence Street, 01852

*Applicable Zoning Bylaws:* Section 6.1

*Petition:* Larkin Real Estate Group has applied to the Zoning Board of Appeals seeking Variance approval to construct a 3-story, 35-unit Lodging House at 380 Lawrence Street. The property is located in the Neighborhood Business (NB) zoning district and requires Variance approval per Section 6.1, and any other relief required under the Lowell Zoning Ordinance.

**III. Other Business:**

**Minutes for Approval:**

June 14, 2021

Per Order of the City of Lowell Zoning Board of Appeals – Gary Perrin, Chairman  
New business to be advertised by **June 14, 2021 and June 21, 2021**