

City of Lowell

Zoning Board of Appeals Agenda



7/24/2023 at 6:30 PM

The City of Lowell Zoning Board of Appeals will hold a meeting on Monday, July 24, 2023 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/81289063028?pwd=UUxsNEhnYllCUEdEOHI4QkRRYTR2UT09>
2. Call (646) 558-8656 and enter the Meeting ID: 812 8906 3028 and Passcode: 861074
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

II. New Business

ZBA-2023-21

Petition Type: **Variances**

Applicant: **Renee Turcotte**

Property Located at: **79 New York Street 01850**

Applicable Zoning Bylaws: **Section 5.1**

Petition: **Renee Turcotte has applied to the Lowell Zoning Board of Appeals to construct an addition at 79 New York Street that would exceed the maximum allowed Floor Area Ratio (FAR). The property is located in the Traditional Neighborhood Single Family (TSF) zoning district and requires a variance under Section 5.1 and for any other relief required under the Lowell Zoning Ordinance.**

ZBA-2023-22

Petition Type: **Special Permit**

Applicant: **Jessica Kolakowski**

Property Located at: **900 Chelmsford Street 01852**

Applicable Zoning Bylaws: **Section 6.3**

Petition: **Sign Design Inc. Has applied to the Lowell Zoning Board of Appeals to install an internally illuminated wall sign at 900 Chelmsford Street. The property is located in the High Rise Commercial (HRC) zoning district and requires a Special Permit under Section 6.3 and for any other relief required under the Lowell Zoning Ordinance.**

ZBA-2023-23

Petition Type:

Applicant: **Donna Drakoulakos**

Property Located at: **20 Starbird Street 01854**

Applicable Zoning Bylaws: **Section 5.1; Section 6.1**

Petition: Donna Drakoulakos has applied to the Lowell Zoning Board of Appeals seeking Variance approval to construct a new single-family home at 20 Starbird Street. The lot previously had a single-family home, but it has been demolished. The subject property is located in the Traditional Single-Family (TSF) zoning district. The project requires Variance approval from the Zoning Board of Appeals per Section 5.1 for relief from the maximum Floor Area Ratio (FAR) requirement, per Section 6.1 for relief from the maximum curb cut requirement, and any other relief required under the Lowell Zoning Ordinance.

III. Other Business:

Minutes for Approval:

6/26/2023 meeting minutes

Per Order of the City of Lowell Zoning Board of Appeals – Van Pech, Chairman
New business to be advertised by July 9, 2023 and July 16, 2023.