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ashlandmass.com/316/Zoning-Board-of-Appeals

Case No.: _____

**Town of Ashland
Planning Department**

101 Main St.
Ashland, MA 01721
508.881.0101

Application to Zoning Board of Appeals

Note: Application must be complete, with a certified plot plan and all application fees to be accepted.

1. Property Information:

Street Address: 16, WINDSOR DRIVE, ASHLAND, MA 01721

Zoning District: RA Overlay District: N/A

Assessor's Map: 0260 Lot: 0117 Deed Book: 74289 Page: 0573

Current Property Owner*: ADEBAYO AJALA

2. Permit/Approval Sought:

Special Permit (Section 9.3) Amendment to Special Permit (Section 9.3) Variance (Section 9.2.2.2)

Appeal of Building Inspector Decision (M.G.L. Ch. 40A) Comprehensive Permit (M.G.L. Ch. 40B)

Use Type: Residential: Commercial: Industrial:

3. Applicant Information: Owner: Tenant: Prospective Purchaser/Tenant:

Name: ADEBAYO AJALA

Address: 16, WINDSOR DRIVE, ASHLAND, MA 01721

Phone: 617-306-4294 Email: AWAAJALA@GMAIL.COM

Agent's Name: N/A

Agent's Address: N/A

Agent's Phone: N/A Agent's Email: N/A

4. Additional Information:

Are all real estate taxes and other assessments to the Town current?: YES

Is the parcel on a scenic road?: NO

Is this an amendment to a previously issued Special Permit? (attach approved permit): NO

Date structure was built? (Buildings built before 1940 may need review by Historical Commission.): 1958

Is the property within 100 ft. of a wetland, within 200 ft. of a stream, or in a floodplain?: NO

Case No. _____

5. Description of the Relief Sought: (Attach Letter of Denial of Building Permit.)

WE ARE REQUESTING A SPECIAL PERMIT FOR THE
EXPANSION OF A PRE-EXISTING NON-CONFORMING STRUCTURE
WE ARE PROPOSING A ONE-STORY ADDITION ON THE NORTH/
WEST SIDE OF THE HOME THAT DOES NOT MEET THE
FRONT SETBACK REQUIREMENTS, AS WELL AS A SMALL
ENTRY ADDITION AND SIDE BULKHEAD.

What specific zoning bylaws is this application associated with?: _____

3.3 NON CONFORMING USES AND STRUCTURES, SECTION 3.3.5
4.1 DIMENSIONAL REQUIREMENTS, SECTION 4.1.1

6. Justification for why the application should be approved:

THE PROPOSED ADDITION SHALL MAINTAIN THE EXISTING FRONT
FACADE PLANE, BLENDING IN WITH THE EXISTING HOUSE & SURROUNDING
NEIGHBORHOOD. THE PROPOSED ADDITION SHALL BE ONE STORY TO MINIMIZE
THE IMPACT ON ADJACENT NEIGHBORS. WE PLAN TO LANDSCAPE AROUND THE
ADDITION AND EXISTING HOUSE TO INCREASE CURB APPEAL AND IMPROVE
THE NEIGHBORHOOD ~~ASPECT~~ AESTHETIC.

7. Existing use and condition of the property and surrounding neighborhood: (Please list all relevant non-conformities.)

FRONT SETBACK DOES NOT CONFORM: 39.2' (40' MIN)
MIN FRONTAGE DOES NOT CONFORM 100' (150' MIN.)

By signing below you assert this application is complete and accurate to the best of your knowledge:

Signatures:

Applicant/Agent: _____ Applicant's Name: ADEBAYO AJALA

Email Address: AWAAJALA@GMAIL.COM Phone Number: 617-306-4294

Agent's Relationship to Applicant: _____ Firm: _____

Owner:  Owner's Name: ADEBAYO AJALA

*Note: If the applicant is not the owner, the owner **MUST** sign above or submit a letter of permission with the application.