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Notice of Public Hearing

Town of Lunenburg

Zoning Board of Appeals

Notice is hereby given that the Zoning Board of Appeals will hold a public hearing on April 23, 2025 at 7:00 P.M. at the Lunenburg Town Hall, 2nd Floor, Joseph F. Bilotta Meeting Room, 17 Main Street, Lunenburg, Massachusetts 01462.

The Lunenburg Zoning Board will hear the petition of Patrick Byrne, 1092 Main Street, Bolton, MA 01740. The property, which is the subject of this case is located at **102 Pratt St, Lunenburg, MA 01462 and owned by Jeffrey & Danielle Hoey**. Assessors Map 97-80.

The petitioner is seeking a Special Permit from the Zoning Board of Appeals. The proposed deck/addition will further intensify the existing non-conforming nature of the building along the front setback. The Town of Lunenburg Protective bylaw zoning Section 250-7.4 A(1) requires a forty (40') setback from the front property line.

The Zoning Board of Appeals will consider authorizing the Application for Special Permit (MGL 40A Section 9). If you wish to appear in support for or in opposition to the petition, you may do so in person, by agent or by attorney. Copies of the application may be inspected in the Town Clerk's office, Zoning Board office during normal business hours, or online on the Town's permitting portal at <https://lunenburgma.portal.opengov.com> the unique record ID for this application is **ZBA-25-3**

Alfred J. Gravelle, Chairman
Zoning Board of Appeals