

**NORTH ATTLEBOROUGH ZONING BOARD OF APPEALS**  
**Public Meeting**

Notice is hereby given that in accordance with the provisions of Chapter 40A of the Massachusetts General Laws and all amendments thereto a public hearing will be held on **TUESDAY, MARCH 21, 2022, AT 6:00 PM** in the lower-level conference room at the North Attleboro Town Hall. All corresponding documents can be found on the Zoning Board of Appeals Website at: [www.nattleboro.com/zoningagenda](http://www.nattleboro.com/zoningagenda). Please check with the zoning office and the meeting agenda for any updates. The Board will be discussing the following applications:

**NICOLE ALLEY** for Variances pursuant to Section IV Intensity Regulations, Schedule A (Lot area, Lot Depth, Front and Rear yard setback requirements); Section V, Use Regulations, Schedule B, Principal Use, subsection 11, to allow the second floor to be used as a residential rental and the first floor as commercial; Section VI, Supplementary Regulations, Schedule C, off street Parking and Loading of the North Attleboro Zoning By-laws to allow the demolishing and new construction of a 2750 SF building as submitted in the application for the property located at **829 South Washington Street**. The property is further described as Lot Number 43 on the Assessors Plat Number 26 and located within a C-30 Commercial District and contains 9,636 +/- SF of Land.

**WEDER PERIERA** for a Special Permit pursuant to Section VII.a.1.b. Nonconforming or Existing Uses of the North Attleboro Zoning By-Laws to allow for the rebuilding of an existing deck and the concrete pad at the rear of the house for the property located at **3 Diamond Street**. The property is further described as Lot Number 137 on the Assessors Plat Number 42 and located within a R-15 Residential District and contains 13,352 +/- SF of Land.

**THOMAS ZINITI** for a Variance pursuant to Section IV, Intensity Regulations, Schedule A, side yard setback of the North Attleboro Zoning By-Laws to allow for the expansion of an existing deck at the property located at **2 Thomas Circle**. The property is further described as Lot Number 543 on the Assessors Plat Number 24 and located within a R-15 Residential District and contains 23,086.8 +/- SF of Land.

**715 E. WASH, LLC** for a Special Permit pursuant Section V, Use Regulations, Schedule B, Retail & Service, to extend the pre-existing non-conforming use from one commercial unit into three commercial units: A Variance pursuant to Section V, Schedule B, Retail and Service, subsection 13 to use the property for professional office space; Section VI, Schedule C, off street Parking and Loading to allow for a reduction in required on-site parking spaces for a 2,000-sf commercial use of the North Attleboro Zoning By-Laws at the property located at **715 East Washington Street**. The property is further described as Lot Number 289 on the Assessors Plat Number 6 and located within a R-10 Residential District and contains 7840.8 +/- SF of Land.

**Davis, Trent H., Trustee 132 North Washington Nominee Trust** for a Variance pursuant Section V, Use Regulations, Schedule B, Use Residential, Multi Family Dwellings and Section VIII I. 9. of the North Attleboro Zoning By-Laws to allow 4 Residential Units along with 2 Commercial Units at the property located at **132 North Washington Street**. The property is further described as Lot Number 205 on the Assessors Plat Number 2 and located within a C-7.5 Commercial District and contains 6534 +/- SF of Land.