



ZONING BOARD OF APPEALS
TOWN HALL WELLESLEY, MA 02181

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ZBA 87-27

Petition of Dina Cremonini
25 Pine Tree Road

Pursuant to due notice, the Special Permit Granting Authority held a Public Hearing on Thursday, March 26, 1987 at 8 p.m. in the Selectmen's Meeting Room, (Conference Room B), Town Hall, 525 Washington Street, Wellesley on the petition of DINA CREMONINI requesting a Special Permit pursuant to the provisions of Section II 8 (h) and Section XXV of the Zoning Bylaw to allow the applicant to use part of her residence at 25 PINE TREE ROAD for the conduct of a home occupation, namely a business as a seamstress. Said residence is located in a Single Residence District.

On March 5, 1987 the petitioner requested a hearing before this Board and thereafter due notice of the hearing was given by mailing and publication.

Presenting the case at the hearing was Lisa Cremonini, daughter of the petitioner, who stated that the hours would be from 9 to 4 weekdays, that clients would park in the driveway which can accommodate four cars.

No others were present expressing favor or opposition to the request.

Statement of Facts

The property in question is located at 25 Pine Tree Road, in a Single Residence District. Mrs. Cremonini wishes to have a part-time home occupation in her home, working as a seamstress, doing clothing repair and alterations. There would be no employees. The driveway can accommodate four cars so that all parking would be off the street. Hours would be weekdays from 8 a.m. to 4 p.m. She anticipates no more than three clients per week.

The Planning Board on March 17 voted to offer no objection based on the requested use appearing to meet all the special permit home occupation conditions.

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25 Pine Tree Road

Decision

This Authority has made a careful study of the evidence submitted, and finds that the requested use by Dina Cremonini is in compliance with the requirements of the Zoning Bylaw pertaining to home occupations. It is the opinion of this Authority that the requested home occupation will not disrupt or disturb the customary character of the residential neighborhood.

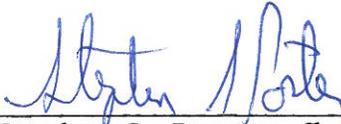
Therefore, the requested Special Permit is granted subject to the following conditions:

1. That all parking related to Mrs. Cremonini's home occupation will be in her driveway.
2. That there will be no more than 5 clients per week.
3. That the hours will be limited to weekdays between 8 a.m. and 5 p.m.
4. That the Special Permit will expire one year from the date of this decision.

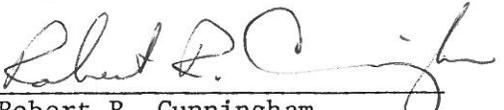
APPEALS FROM THIS DECISION, IF ANY, SHALL BE MADE PURSUANT TO GENERAL LAWS, CHAPTER 40A, SECTION 17, AND SHALL BE FILED WITHIN 20 DAYS AFTER THE DATE OF FILING OF THIS DECISION IN THE OFFICE OF THE TOWN CLERK.

cc: Planning Board
Inspector of Buildings

mam



Stephen S. Porter, Chairman



Robert R. Cunningham



William E. Polletta

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