

TOWN OF WELLESLEY



MASSACHUSETTS

BOARD OF APPEAL

THEODORE C. MERLO
F. LESTER FRASER
WILLIAM O. HEWETT

KATHARINE E. TOY
Administrative Secretary
Telephone
235-1664

Petition of Thomas C. Paul

Pursuant to due notice the Board of Appeal held a public hearing in the hearing room on the second floor of the Town Hall at 8:30 p.m. on February 7, 1974, on the petition of Thomas C. Paul, requesting permission to continue to use the dwelling at 25 Weston Road as a two-family dwelling as provided under Section II 8 (a) and Section XXIV-E of the Zoning By-law.

On January 14, 1974, the petitioner requested a hearing before this Board and thereafter due notice of the hearing was given by mailing and publication.

Walter A. Moor, 69 Hampshire Road, spoke in support of the request at the hearing.

Statement of Facts

The house involved is located within a Single-residence District, a district in which the desired use of the property is not permitted unless special permission is granted by the Board of Appeal.

The petitioner seeks permission to continue for another year the present non-conforming use of the above-mentioned property, for which a permit was granted by this Board a year ago.

Mr. Moor stated that the petitioner, who purchased the property approximately two years ago, has been residing in Florida for some time and was out of the Country when notification was sent to him that his permit was expiring and that it would have to be renewed. Through a misunderstanding he did not appear himself or have a representative at the scheduled hearing in May, 1973.

The house is still being occupied by two families, as allowed by the Board in its previous decision, and the petitioner now seeks permission to continue for another year in the same manner.

Decision

It is the opinion of the Board that the continued use of the dwelling involved as a two-family dwelling, in accordance with the permit granted by this Board on May 4, 1972, and subject to the conditions imposed therein, will not substantially reduce the value of any property within the district and will not otherwise injure the neighborhood. It is the further opinion of the Board that there is still a real need for the continuance of the non-conforming use for another year.

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ADMINISTRATIVE SECRETARY

Accordingly, a temporary permit is granted under the provisions of Section XXIV-E of the Zoning By-law for one year from the date of this permit upon the conditions set forth in the Board's decision on, "Petition of Thomas C. Paul" filed with the Town Clerk on May 4, 1972.

Theodore C. Merlo
Theodore C. Merlo

F. R. Fraser
F. R. Fraser

William O. Hewett
William O. Hewett

Filed with Town Clerk _____

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