



ZONING Board of APPEALS  
718 Main Street  
Fitchburg, MA 01420

Feb 23 2022 4:28 pm

MEETING DATE: Tuesday, March 8, 2022  
MEETING TIME: 6:00 AM PM  
MEETING PLACE: 718 Main Street 3<sup>rd</sup> floor  
Room number (if applicable) North Fitchburg Meeting Room #300  
Address: 718 Main Street, Fitchburg, MA 01420

This meeting will be open to the public. Persons who wish to participate remotely in the Public Forum portion of the meeting may request a remote attendance link by contacting the City Zoning Secretary at [mmata@fitchburgma.gov](mailto:mmata@fitchburgma.gov)

MEETING AGENDA

1. Call to Order
2. Communications
3. Hearings

PLEDGE OF ALLEGIANCE  
ATTENDANCE:

CASE No.	APPLICANT	PROPERTY	TIME
<b>ZBA-2019-23</b> Review of a Use Variance under §181.962 Special Permit under §181.352 to operate a motor vehicle sales located in an Industrial District Map 39 Block 51 Lot 0	<b>Zachary Poladian</b>	<b>285 RIVER ST</b>	<b>6:00PM</b>
<b>ZBA-2022-01</b> <b>Continuance:</b> Special Permit under §181.335 of the Fitchburg Zoning Code to convert a large single-family into a two-family dwelling located in the Residential B District Map 18 Block 30 Lot 0	<b>Nghia Tran</b>	<b>47 SCHOOL ST</b>	<b>6:15PM</b>
<b>ZBA-2022-05</b> Special Permit under §181.3366 of the City of Fitchburg Code to reinstate a vacant/Abandoned building as a 3-family dwelling located in the Residential C District Map 10 Block 64 Lot 0	<b>AG Dream Flip LLC</b>	<b>83-85 MARSHALL ST</b>	<b>6:35PM</b>
<b>ZBA-2022-06</b> Special Permit under §181.3322 of the City of Fitchburg Code to reinstate a vacant/abandoned building from one nonconforming use to another less detrimental nonconforming use as a two-family dwelling pursuant to §181.416 located in the Residential B District Map 22 Block 36 Lot 0	<b>Ulson Lucien</b>	<b>133 CEDAR ST</b>	<b>6:55PM</b>
<b>ZBA-2021-14</b> Review of the Special Permit under §181.856 to reinstate a abandoned/vacant building as a two-family dwelling located in the residential A District Map 121 Block 11 Lot 0	<b>Kenneth Godfrey</b>	<b>220-222 ALBEE ST</b>	<b>7:10PM</b>

**ZBA-2022-07**

**Craig Saladini**

**594 FISHER RD**

**7:25PM**

Appeal the Building Commissioner's determination under §181.922 & Special Permit under §181.3264 of the City of Fitchburg Code to park a dump truck trailer of 28,000 pounds pursuant to §181.78 located in the Rural Residential District Map S11 Block 22 Lot 0

**4. MISCELLANEOUS**

- To discuss the proposed Zoning Ordinance Amendments!

**5. ADJOURNMENT**