

LEGAL NOTICE
PURSUANT TO THE ZONING LAWS OF THE TOWN OF OLD ORCHARD BEACH,
MAINE, YOU ARE HEREBY NOTIFIED THAT THE ZONING BOARD OF APPEALS
WILL HOLD A MEETING ON Monday, February 25, 2019 IN THE TOWN
COUNCIL CHAMBERS -6:30 p.m. FOR THE PURPOSE OF HEARING THE
FOLLOWING:

CALL TO ORDER
ROLL CALL
PLEDGE TO THE FLAG

ITEM 1: Acceptance of November 26 2018 and January 28 2019 Meeting Minutes.

ITEM 2: Acceptance of Findings of Fact and Conclusions of Law: Jay and Patricia Oliveira, 1 West Casco Ave, MBL: 320-9-11, Variance to construct a single-family home that will encroach into Shoreland setback and side setback.

ITEM 3: Variance Consideration (Minimum Net Lot Area Per Family Unit) and Public Hearing

Owner: Chantel Adorno

Location: 4 Myrtle Ave; MBL: 308-4-6

Zone: R2

Proposal to add a second dwelling unit that does not conform to minimum net lot area per family unit requirement. Current property use is single-family. R2 minimum net lot area per family unit is 10,000 sq. ft. (Sec. 78-519). Minimum net lot area required for 2 dwelling units is 20,000 sq. ft. Total existing net lot area is 4,905 sq. ft. Variance is requesting relief from the 20,000 sq. ft. (10,000/unit) minimum net lot area required for 2 dwelling units.

ITEM 4: Variance Consideration (Minimum Net Lot Area Per Family Unit) and Public Hearing

Owner: Catherine Hubert

Location: 7 Center St; MBL: 211-13-4

Zone: R4

Proposal to add a second dwelling unit that does not conform to minimum net lot area per family unit requirement. Current property use is single-family. R4 minimum net lot area per family unit is 5,000 sq. ft. (Sec. 78-579). Minimum net lot area required for 2 dwelling units is 10,000 sq. ft. Total existing net lot area is 8,925 sq. ft. Variance is requesting relief from the 10,000 sq. ft. (5,000/unit) minimum net lot area required for 2 dwelling units.

GOOD & WELFARE

ADJOURNMENT

Chairman