



**Town of Grafton
Zoning Board of Appeals
30 Providence Road
Grafton, MA. 01519**

508-839-5335 x 1154 - Fax: 508-839-4602

E-mail: koshivosk@graffton-ma.gov

Website: <http://graffton-ma.gov>

Zoning Board of Appeals

Legal Notice

The Grafton Board of Appeals has received a petition from EMANUAL FAJARDO

for 277 UPTON STREET

requesting that the Zoning Board of Appeals grant a

Special Permit

to allow: TO EXTEND A PRE-EXISTING, NON-CONFORMING USE TO ADD THE RENTAL OF SMALL TRUCKS OUT OF JOHNNY'S AUTO ANDLIGHT TRUCK REPAIR LOCATED AT 277 UPTON STREET, GRAFTON, MA.

Map: 102 Lot: 36.A Block: 000

The Board will conduct a Public Hearing Thursday, November 15, 2018 at 7:00 PM in Conference Room A, at the Municipal Center, 30 Providence Road, Grafton, MA 01519 to consider this request and/or to take whatever action is necessary, including the granting of a finding, special permit, variance, or other necessary relief necessary under the Zoning By-Law.

Any person wishing to be heard in conjunction with this request should appear at the time and place designated or by letter to this Board in time to be read at the hearing.

*Please note: Individuals requiring special accommodations should contact the Zoning Board of Appeals at (508) 839-5335, ext. 1154 at least seven (7) days prior to the hearing date in order to facilitate your request.

ZONING BOARD OF APPEALS

William McCusker, Chairman

William Yeomans, Vice Chairman

Kay Reed, Clerk

Elias Hanna, Member #1

Karl Chapin, Member #2

Marianne Desrosiers, Alternate #1

Brian Waller, Alternate #2

Case Number # 854 / 2018

THE GRAFTON NEWS

Thursday, November 01, 2018 and Thursday, November 08, 2018

RECEIVED

OCT 23 2018

Zoning Board of Appeals

RECEIVED

OCT 19 2018

Building Department

PETITION TO THE ZONING BOARD OF APPEALS
TOWN OF GRAFTON, MASSACHUSETTS

DATE: 10/19/18

I/We hereby petition your Board to conduct a public hearing and consider the granting of relief from under hardship resulting from literal enforcement of the protective Zoning Bylaw, by exercising your power to:

(Mark one)

- Review refusal of Selectman or others to grant a permit
- Grant a **VARIANCE** from the terms of the Zoning Bylaw, SECTION _____.
- Grant a **SPECIAL PERMIT** for a specific use which is subject to the approval of your Board.

RECEIVED TOWN CLERK
GRAFTON, MA
2018 OCT 23 PM 1:11
R

FOR LAND/BUILDINGS AT 277 Upton St. Grafton, MA 01519

TO ALLOW:

The purpose of our hearing is to extend a preexisting non conforming use to rent small box trucks out of Johnny's Auto and Light Truck Repair, located at 277 Upton St. Grafton, MA.

Please complete this **entire** section:

Location of property: _____ Tax Plan # _____ Plot # 110/102 36.A
 Zoning District in which the property is located: R8
 Title of Property in name of: John Inzitari
 Whose address is: 22 Prince St. Oxford, MA 01540
 Deed recorded in Book # 10180, Page # 47
 Plan Book # _____, Plan # _____
 Signature of Petitioner: [Signature]
 Print Name Emanuel Fajardo
 Address of Petitioner: 209 Washington St. Auburn, MA 01501
 Phone Number of Petitioner: (508) 832-4523

I John Inzitari Manager/ owner of johnnys auto and light truck llc Owner of 277 upton st Grafton Ma 01519 give Penske truck rental the authority to apply for a special permit for truck rentals on the property.

Manager 

John A Inzitari



TOWN OF GRAFTON
 GRAFTON MEMORIAL MUNICIPAL CENTER
 30 PROVIDENCE ROAD
 GRAFTON, MASSACHUSETTS 01519
 (508) 839-5335 ext 1170 • FAX: (508) 839-4602
 www.grafton-ma.gov



TREASURER / COLLECTOR

Certificate of Good Standing

Applicants seeking permits with the Town of Grafton must submit this completed form at the time of application. When all obligations are paid to date, you must attach this "Certificate of Good Standing," with your application. Delinquent bills must be paid in full before the appropriate department accepts your application. Please make arrangements to pay these outstanding bills at the Collector's Office.

Please note: it can take up to three (3) business days to process each request.

Please check all that apply and indicate if permit(s) have been issued.

	Permit Issued?			Permit Issued?	
	Yes	No		Yes	No
<input type="checkbox"/> Building - Inspection(s)	_____	_____	<input type="checkbox"/> Septic System	_____	_____
<input type="checkbox"/> Building - Electric	_____	_____	<input type="checkbox"/> Conservation	_____	_____
<input type="checkbox"/> Building - Plumbing	_____	_____	<input type="checkbox"/> Planning	_____	_____
<input type="checkbox"/> Board of Health	_____	_____	<input type="checkbox"/> Other	_____	_____

Other Permit: _____

Emanuel Fajardo
 Petitioner Name

John Inzitari
 Property Owner / Applicant

209 Washington St.
 Petitioner Address

277 Upton St.
 Property Address

Autumn, MA 01510
 City, State, Zip

Grafton, MA
 City, State, Zip

508 - 832 - 4523
 Phone

Date:	Current	Delinquent	N/A
Real Estate	✓		
Personal Property			✓
Motor Vehicle Excise			✓
Disposal			✓
General Billing			✓

[Signature]
 Treasurer / Collector Signature

10/17/18
 Date

Commercial Property Record Card

Parcel ID: 110/102.0-0000-0036.A MAP: 102.0 BLOCK: 0000 LOT: 0036.A Parcel Address: 277 UPTON STREET FY: 2018

PARCEL INFORMATION	Use-Code: 330	Sale Price:	Book: 10180	Road Type: T	Inspect Date: 06/26/2013
Owner: FERRY FREDERICK	Tax Class: T	Sale Date: 01/29/1987	Page: 47	Rd Condition: P	Meas Date: 06/26/2013
Address: 18 LELAND STREET GRAFTON MA 01519-1402	Tot Fin Area: 6000	Sale Type: P	Cert/Doc:	Traffic: M	Entrance: C
	Tot Land Area: 1.320	Sale Valid: A		Water: IW	Collect Id: RB
	Sewer:	Grantor: FERRY		Sewer: SP	Inspect Reas: C
	Exempt-B/L%	Resid-B/L% 0/0	Comm-B/L% 100/100	Indust-B/L% 0/0	Open Sp-B/L% 0/0

COMMERCIAL SECTIONS/GROUPS						
Section:	ID:101	Use-Code:332				
Category	Grnd-Ft-Area	Story Height	Bldg-Class	Yr-Built	Eff-Yr-Built	Cost Bldg
3	6000	1.0	S	1988	1988	227700
Groups:	Id	Cd	B-FL-A	Firs	Firs	
	1	332	6000	1	1	

LAND INFORMATION								
NBHD CODE:		24	NBHD CLASS:		ZONE: R8			
Seg	Type	Code	Method	Sq-Ft	Acres	Influ-Y/N	Value	Class
1	P	330	S	57500		N	181,125	
VALUATION INFORMATION								
Current Total:		408,800	Bldg:	227,700	Land:	181,100	MktLnd:	181,100
Prior Total:		408,800	Bldg:	227,700	Land:	181,100	MktLnd:	181,100

Sketch

No Sketch Available

Photo

No Picture Available