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Docket Number V 18 075

NOTICE OF ACTION

RE: 2 Story Commercial Building, 49-57 Main Street Concord, MA 01742

1. A request for a variance was filed with the Board by Robert M. Carasitti, P.E. (Applicant) on
The applicant has requested variances from the following sections of the 06 Rules and Regulations of the Board:

<u>Section:</u>	<u>Description:</u>
25.1	Petitioner proposes relief for entrances in a building that is being renovated and the spending exceeds 30% of the assessed value of the building. Petitioner seeks relief for the street side entrance for 3 tenant spaces (see drawing #2). or in the alternative the petitioners seeks relief for the street side entrances for 4 tenant

2. The application was heard by the Board as an incoming case on Monday, April 9, 2018

3. After reviewing all materials submitted to the Board, the Board voted as follows:

GRANT: the variance for Section 25.1 for the 3 tenant space entries as depicted in drawing #2 **as proposed** in the application submitted, for the reason that impracticability (see definitions of impracticability in Section 5 of 521 CMR) has been proven in this case on the condition that:

1. all inaccessible entrances are posted with signage indicating the location of the "Common Accessible Entrance" # 6.
2. the architect of record provides a drawing that shows how the 4 tenant plan depicted in drawing #3 works. There does not appear to be any accessible entry to a proposed tenant space numbered as 1- 4 (entrance shown as Photo #8) and the Board is holding its vote regarding the alternative 4 tenant entries as depicted in drawing #3 until a better understanding of how that space will be accessible is provided.

PLEASE NOTE: All documentation (written and visual) verifying that the conditions of the variance have been met must be submitted to the AAB Office as soon as the required work is completed.

Any person aggrieved by the above decision may request an adjudicatory hearing before the Board within 30 days of receipt of this decision by filing the attached request for an adjudicatory hearing. If after 30 days, a request for an adjudicatory hearing is not received, the above decision becomes a final decision and the appeal process is through Superior Court.

Date: April 9, 2018

cc: Local Disability Commission
Local Building Inspector
Independent Living Center


Chairperson
ARCHITECTURAL ACCESS BOARD