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Docket Number V 17 323

NOTICE OF ACTION

RE: Zion Church Ministries, 757 Broadway

Everett

1. A request for a variance was filed with the Board by Erica Jarvis (Applicant) on April 13, 2018  
The applicant has requested variances from the following sections of the 06 Rules and Regulations of the Board:

<u>Section:</u>	<u>Description:</u>
30.7.1	Petitioner seeks a variance for the first floor toilet room and states that it is not possible to expand the room measurements. The measurements are reported to be 84" x 91" inches. %21 CMR requires room dimensions of 72" x 90" inches so this toilet room appears to comply.
25.1	Petitioner seeks relief from having to make the front entry and the rear entry accessible to persons with disabilities. The petitioner proposes a side entry leading to a vertical wheelchair lift that provides vertical access to the lower level, the first floor sanctuary level and to the choir level. The vertical wheelchair lift will
27.2	Petitioner seeks relief for the set of winder stair at the front of the building leading from the lower level to the first floor. The stairs have winder treads and the petitioner proposes a wall side compliant handrail. In addition. the Chapter 34 review prepared by your architect states that all stairs. interior and exterior will

2. The application was heard by the Board as an incoming case on Monday, April 23, 2018

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

**GRANT:** the variances to Section 25.1 and 27.2 **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.

With regard to the request for Section 30.7.1, the Board requests that the petitioner confirm the dimensions and or is this request for a different toilet room, maybe one in the lower level?

**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: May 1, 2018

cc: Local Disability Commission  
Local Building Inspector  
Independent Living Center

*Walter White T.H.*  
Chairperson  
ARCHITECTURAL ACCESS BOARD