



Town of Sterling
BOARD OF APPEALS
1 Park Street
Sterling, Massachusetts 01564
APPEALS PROCESS

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GENERAL INFORMATION

The following instructions, forms and information are designed to assist petitioners seeking relief from the provisions of existing zoning laws by grant of a Variance or Special Permit or filing an application for a Comprehensive Permit. The Zoning Board of Appeals (ZBA) has made an effort to conform to the procedural and substantive requirements prescribed by Article 6.2 Board of Appeals and Article 6.3 Special Permits of the Town of Sterling Protective By Laws (ByLaws) and Chapters 40A and 40B of the Massachusetts General Laws (MGL). Although references are made to certain sections of the Bylaws and the MGL the information contained herein is not an exhaustive commentary on the laws governing the use of property in the Town of Sterling. Therefore, the PETITIONER IS ADVISED TO REVIEW THE LAW AND/OR SEEK ADVICE OF LEGAL COUNSEL OR OTHER CONSULTANTS prior to filing a petition for relief. IT IS PETITIONER'S RESPONSIBILITY TO PROVIDE ACCURATE INFORMATION ON THE FORMS AND TO THE ZBA.

NOTICE OF HEARING

Due notice of the Hearing date will be given to petitioners, abutters and other parties in interest. An applicant may appear personally and/or with representation by a duly authorized attorney or agent. The applicant will be given the opportunity to present witnesses and evidence. Persons appearing in opposition will be given an opportunity to be heard. In the event of the unexcused absence of the applicant or his representative at hearing upon the matter, the Board may issue a decision upon the matter based upon all information submitted and available to it.

NOTE: THE ZBA NORMALLY MEETS ON THE SECOND TUESDAY OF EACH MONTH