

The North Andover Zoning Board of Appeals is a voluntary land use appeals board that is appointed by the North Andover Board of Selectmen and is comprised of five regular members and three alternate members. The Zoning Board of Appeals annually elects a Chairperson, Vice-Chairperson, and Clerk pursuant to the adopted rules and regulations of the Zoning Board. Zoning Board members are each appointed to three year term. Regular Zoning Board meetings typically are scheduled on the 2nd Tuesday of each month and special meetings are scheduled as needed by the Zoning Board of Appeals.

Generally, pursuant to MGL Ch. 40A, the North Andover Zoning Bylaw, The North Andover Town Charter, and the adopted Rules and Regulation of the Board, the purpose of the Zoning Board of Appeals is to hear petition(s) from aggrieved party who has standing to seek relief from the North Andover Zoning Bylaw for a particular purpose by means of a dimensional variance, stemming from a particular zoning dimensional requirement that results in a hardship for the land owner with respect to the soil, shape & topography of their property. The Zoning Board of Appeals also hears petitions of land owners who have standing that require a Special Permit for a particular use as required by the North Andover Zoning Bylaw. The Zoning Board of Appeals also has the authority to hear zoning enforcement requests from an aggrieved party who has standing to bring the request for enforcement and make subsequent findings thereto.

Additionally, pursuant to MGL Ch. 40B and related regulations, the Zoning Board of Appeals is charged with hearing applications for affordable housing petitions when the applicant seeks a single comprehensive permit to construct an affordable housing project that may require zoning relief from other aspects of the Town of North Andover Zoning Bylaw(s) that the Zoning Board of Appeals would not otherwise hear pursuant to MGL Ch. 40A.