

**ZONING BOARD OF APPEALS
TOWN OF ROCKLAND**

Town Hall
242 Union Street
Rockland, Massachusetts 02370
E-mail: zoning@rockland-ma.gov

NOTICE OF VIRTUAL REMOTE PUBLIC MEETING

TO: Liza Landry, Town Clerk

From: Robert C. Rosa, Chairman

Date: October 1, 2024

RE: Virtual Remote Public Hearing Notice
Applicant: Anita Maries Breakfast and Lunch Inc.
Property Owner: BinhCaitlyn LLC, Binh Tran and Caitlyn Huynh
Property Address: 349 Union Street

PLEASE BE ADVISED THAT THE FOLLOWING VIRTUAL REMOTE PARTICIPATION PUBLIC HEARING HAS BEEN SCHEDULED FOR OCTOBER 15, 2024, at 7:30 P.M. AND WILL BE HELD VIA ZOOM.

Notice is hereby given that a virtual remote Public Hearing will be held at 7:30 P.M. on October 15, 2024, by the Rockland Zoning Board of Appeals, on the petition submitted by Anita Maries Breakfast and Lunch Inc., 349 Union Street, Rockland, MA, for a Special Permit pursuant to §415-13(3)(b), Eating and/or drinking establishments where alcoholic beverages are served, and §89, Special permits, to allow applicant to offer beer, wine and mixed drinks (brunch and breakfast style cocktails) to dine-in customers with Jessica Duran, the owner of the business, serving as the manager of the licensed premises. The premises is known as and numbered 349 Union Street, Rockland, MA. The property is located in the B-1 Business I Zoning District, Section 415-13 of the ByLaw, and is further identified as Lot 223, Map 39, on the Rockland Assessor's Maps. The owner of the property is BinhCaitlyn LLC, Binh Tran and Caitlyn Huynh, 633 Adams Street, Milton, MA.

Further details and plans for this project are on file in the Town Clerk and Zoning Board offices and may be viewed on the Town's website: <https://www.rockland-ma.gov>.

The Zoom Link is: MEETING ID: 814 4000 6841 - PASSCODE: 117195 and as posted in the Agenda.