



ZONING BOARD OF APPEALS MEETING
PLACE: HEARING ROOM 2, MARSHFIELD TOWN HALL
UPCOMING HEARINGS NOTICE

A public hearing will be held by the MARSHFIELD ZONING BOARD OF APPEALS at Marshfield Town Hall 870 Moraine Street Marshfield, MA, in Hearing Room 2, on **Tuesday, March 28th at 7:30 P.M.** to consider the following:

#17-13: Redman Construction, Inc.: The Petitioner is seeking a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to construct a 6' x 6' addition to the rear of the existing single family dwelling on the property located at **55 Central Street**, which is further identified on the Assessors' Maps as parcel N06-05-05 and is located in an R-3 zoning district.

#17-14: Frank and Celeste Maglio: The Petitioners are seeking a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to raze and replace the existing detached garage with a less non-conforming garage of graduated width from 14' to 18' with an overall depth of 36' on the property located at **52 Preston Terrace**, which is further identified on the Assessors' Maps as parcel I16-14-02 and is located in an R-3 zoning district.

#17-15: St. Mary & St. George Coptic Church: The Petitioners are seeking Site Plan approval under Article XII, Section 12.02 and a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to enlarge the existing building of the church with an approximately 79' x 98' addition and modify the façade to make one uniform-looking building with a domed steeple and other adornments in keeping with traditional Coptic churches; Petitioner is also seeking a Variance from Article XIII, Section 13.03 of the Marshfield Zoning Bylaws from Water Resource Protection District (WRPD) impervious lot coverage on the property located at **255 Furnace Street and 490 Main Street**, which is further identified on the Assessors' Maps as parcel F10-05-04 and F10-05-05 and is located in an R-1 zoning district.

#17-16: Edward and H. Jean Murray: The Petitioners are seeking a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to install an 8' x 8' pre-fab shed next to the existing 8' x 8' shed which will be similar in structure on the property located at **65 Foster Avenue**, which is further identified on the Assessors' Maps as parcel M09-02-21 and is located in an R-3 zoning district.

#17-17: Lawrence and Allison Conlon: The Petitioners are seeking a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to remove existing roof and replace with a 28' x 28' gable roof with an 8 pitch on the single family dwelling on the property located at **80 Hancock Street**, which is further identified on the Assessors' Maps as parcel M07-07-28 and is located in an R-3 zoning district.

Joseph E. Kelleher

Mark A. Ford

Lynne Fidler

Francis X. Hubbard

Heidi Conway

Brian Murphy

Richard Murphy

#17-18: Lucchetti's Service Center, Inc.: The Petitioner is seeking Site Plan approval in accordance with Article XII, Section 12.02 of the Marshfield Zoning Bylaws to replace two (2) existing 4' x 3' windows with three (3) 4' x 6' mullied windows; replace existing awning structure with new 22' x 3' hood structure on the property located at **658 Plain Street**, which is further identified on the Assessors' Maps as parcel E10-02-05A and is located in a B-2 zoning district.

#17-19: Susan Farrell: The Petitioner is seeking a Special Permit in accordance with Article XI, Section 11.09 of the Marshfield Zoning Bylaws to create a Residential Accessory Apartment within the existing structure on the property located at **27 Emmanuel Road**, which is further identified on the Assessors' Maps as parcel J06-06-05 and is located in an R-2 zoning district.

#17-20: Raymond Howell: The Petitioner is seeking a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to add a 12' x 18' screened porch to the rear of the existing single family dwelling on the property located at **28 Everson Road**, which is further identified on the Assessors' Maps as parcel L09-14-05 and is located in an R-3 zoning district.

#17-08: Michael and Dale O'Reilly: The Petitioners are seeking a Special Permit in accordance with Article XIII, Section 13.02 of the Marshfield Zoning Bylaws for work in the Coastal Wetlands District to construct and maintain a 4' wide x 31' long ramp from the uplands to a post supported, a 4' wide x 371' long pier and a 10' wide x 13' long canoe and kayak rack, and a 3' wide x 18' long ramp to a 9' wide x 16' long float; Petitioners are also seeking a Variance in accordance with Article X, Section 10.11 which authorizes the Board to vary the requirements of Article XI, Section 6.07 for the construction and maintenance of the sections of the pier and the ramp to the float that are within the property's required rear setback distance for Accessory Structures on the property located at **296 Spring Street**, which is further identified on the Assessors' Maps as parcel D19-01-15B and is located in an R-1 zoning district.

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