



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, June 13th at 7:30 p.m.** to consider the following:

#17-23: 1619 Ocean Street Realty Trust/Stephen Forte, Trustee: The Petitioner is seeking Site Plan approval under Article XII, Section 12.02 and a Special Permit in accordance with Article X, Section 10.12 and Article IX, Section 9.02.3 of the Marshfield Zoning Bylaws to construct an 8' x 10' addition for a walk-in refrigerated storage room on an existing single family dwelling with a Residential Business (florist) on the property located at **1619 Ocean Street**, which is further identified on the Assessors' Map as parcel I08-07-08 and is located in an RB zoning district.

#17-35: David Smith: The Petitioner is seeking a Special Permit in accordance with Article XIII, Section 13.02(3)(a) to raze the existing single family dwelling and construct a new single family dwelling above the base flood elevation within a Coastal Wetlands District and a Special Permit in accordance with Article IX, Section 9.02.(3) to reconstruct a single family dwelling within the nonconforming rear setback and not to exceed setbacks of the existing structure in accordance with the procedures established by Article X, Section 10.12; Petitioner proposes to relocate the proposed structure to conform to the side setback on the property located at **122 Bayberry Road**, which is further identified on the Assessors' Map as parcel I15-23-03 and is located in an R-3 zoning district.

#17-36: Robert and Michele Brait: The Petitioners are 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 **181 Hillcrest Road**, which is further identified on the Assessors' Maps as parcel C15-01-71 and is located in an R-1 zoning district.

#17-37: Stephen Creed: The Petitioner is seeking Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws for the extension of a Pre-existing, nonconforming single family home under Article IX, Section 9.02(3) to construct a 15' x 12' one story kitchen addition to the left side of the existing home and a 10' x 17' porch to the left rear side (proposed setback distances on the sidelines will be no closer than the pre-existing setbacks on the property located at **162 Careswell Street**, which is further identified on the Assessors' Maps as parcel M05-02-02 and is located in an R-3 zoning district.

#17-38: Margaret Tufts: The Petitioner is seeking a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to add a new 7' x 10' enclosed entry, a new 12' x 14' living room on the right side of the single family dwelling and a new 8' x 13' bathroom on the left side of the dwelling on the property located at **9 Shipyard Road**, which is

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Richard Murphy

Mark Stiles

further identified on the Assessors' Maps as parcel I15-20-08 and is located in an R-3 zoning district.

17-39: Mary Anne Brogan: The Petitioner is seeking a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to construct a 2' x 13' garage extension on the first garage bay on the property located at **6 Jackson Street**, which is further identified on the Assessors' Maps as parcel K12-12-05 and is located in an R-3 zoning district.

17-40: Scott Rubeski and Kim Dalton: The Petitioners are seeking a Special Permit in accordance with Article X, Section 10.12 of the Marshfield Zoning Bylaws to enclose a 12' x 14' portion of the existing deck to extend the kitchen on the existing single family dwelling on the property located at **17 Bay Point Path** which is further identified on the Assessors' Maps as parcel L04-01-21 and is located in an R-3 zoning district.

#17-41: Carolyn Guarino: The Petitioner is seeking an Appeal in accordance with Article X, Section 10.09 of the Marshfield Zoning Bylaws of the Building Commissioner's notice of May 5, 2017 to cease and desist the operation of an exercise boot camp class in the backyard of the property located at **56 Canal Street** which is listed on the Assessors' Map as parcel L05-22-01 and is located in an R-3 zoning district.

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