

AMENDED
ZONING BOARD OF APPEALS
PUBLIC HEARING NOTICE
TOWN OF SCITUATE
November 19, 2015

TOWN OF SCITUATE
TOWN CLERK

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RECEIVED

The Scituate Zoning Board of Appeals will hold a public hearing in the Selectmen's hearing room in the Scituate Town Hall located at 600 Chief Justice Cushing Highway on **Thursday, November 19, 2015 at 7:00 P.M.** to consider the following requests:

I. MEETING CALLED TO ORDER

II. APPLICATIONS TO BE HEARD:

First Application: Welby Builders, LLC, P.O. Box 160, Cohasset, MA request a Special Permit/Finding in accordance with M.G.L. Ch. 40a, Section 6 and/ or Section 810.2 of the Scituate Zoning Bylaws to allow reconstruction of a pre-existing, nonconforming dwelling at **579 Country Way, Scituate, MA (Assessor's Map 26, Block 2, Parcels 50 & 51).**

Second Application: Lund A. Jensen, Trustee of 11 Elm Park, Scituate, MA requests a Special Permit/ Finding pursuant to Section 610.2b of the Scituate Zoning Bylaw or for any other relief the Board deems necessary and proper to allow the construction of a single family dwelling on each of the two lots shown as Lot 1 and Lot 2, each of which lots contain more than 50 feet of frontage but less than 100 feet of frontage at **7 and 11 Elm Park, Scituate, MA (Assessor's Map 54, Block 1, Parcel 25-0 and 25-B).**

Third Application: Stuart and Susan Coleman, 412 Tilden Road, Scituate, MA request a Special Permit/Finding under M.G.L. Ch. 40a, Section 6 to add an attached garage to their nonconforming single family dwelling. The new garage will be set back less than the required 30' setback from Tilden Road at **412 Tilden Road, Scituate, MA (Assessor's Map 27, Block 7, Parcel 15).**

Request for Modification: Walden Woods, LLC request a modification to the Comprehensive Permit. The proposed revision is a reduction of the width of the proposed sidewalk from Tilden Ave. to Hazel Ave. and an elimination of the grass strip proposed from the front of sidewalk to the back of curbing at the location of the aforementioned sidewalk.

Request for Extension of Comprehensive Permit: Stockbridge Realty Trust requests an extension of the Comprehensive Permit issued on February 10, 2003, and most recently modified on January 18, 2013 for the property at **90 Stockbridge Road, Scituate, MA (Assessor's Map 054, Block 2, Parcel 28).**

III. APPROVAL OF MINUTES

IV. ADJOURNMENT

Sara Trezise, Chairman