



Town of Marshfield
ZONING BOARD OF APPEALS
NOTICE OF PUBLIC HEARING

A public hearing will be held by the MARSHFIELD ZONING BOARD OF APPEALS at Marshfield Town Hall 870 Moraine Street Marshfield, MA, Hearing Room 2, on **Tuesday, February 12, 2013**, to consider the following:

7:30 p.m. Amarat Patel Trustee, 1921 Ocean Street Realty Trust: Petitioner is seeking a Variance under Article X, Section 10.11 of the Marshfield Zoning Bylaws to allow for an apartment on the second floor above Jackansons Store at 1921 Ocean Street on the front and facing the rear parking, with front and rear access and egress, located at 1919 – 1921 Ocean Street, Marshfield, which is listed on the Assessor's Map as parcel H07-04-21 and is in a B1 zone.

7:40 p.m. Robert Orsino: Petitioner is seeking a Special Permit – non-conforming structure in accordance with Section 10.12 of the Marshfield Zoning Bylaws to build an 8' 0" x 11' 6" addition to the rear of the dwelling located at 96 Winslow Street, Marshfield, MA, which is listed on the Assessor's Map as parcel K10-02-14 and is in a R-3 zone.

7:50 p.m. 63 Central Street Trust – Stephen Lynch: Petitioner is seeking a Variance in accordance with Section 10.11 of the Marshfield Zoning Bylaws to raze the old structure and build a new boatyard garage-storage with storefront and office structure 60' x 50' that will lessen the non-conformity of the current structure with a rear variance to approximately 18' located at 63 Central Street, Brant Rock, Ma, which is listed on the Assessor's Map as parcel N06-05-06 and is in a R-3 zone.

8:00 p.m. Patricia Depew and Denise Soucy: Petitioners are seeking a Special Permit – non-conforming structure under Section 10.12 of the Marshfield Zoning Bylaws to construct a 17' x 19' single story addition to the rear of the existing dwelling located at 90 Island Street, Marshfield, which is listed on the Assessor's Map as parcel N06-06-42 and is in a R-3 zone.

8:10 p.m. James Rorke: Petitioner is seeking a Special Permit - non-conforming structure under Section 10.12 of the Marshfield Zoning Bylaws to build and 10' x 10' mudroom addition off the back of the dwelling located at 195 Webster Avenue, Marshfield, which is listed on the Assessor's Map as parcel M07-01-19 and is in a R-3 zone.

8:20p.m. 1852 Ocean Street, LLC: Petitioner is seeking a Site Plan Approval under Section 12.02 of the Zoning Bylaws to construct a 26' x 90.6' addition to the rear of an existing structure at 1852 Ocean Street, Marshfield, MA, which is listed on the Assessor's Map as parcel H08-04-06 and is in B-1 and R-2 zones.

8:30 p.m. Green Harbor Yacht Club, Inc.: Petitioner is seeking a Site Plan Approval under Section 12.02 of the Zoning Bylaws to construct proposed improvements to the site to enhance pedestrian circulation, lighting, handicapped access to the building, aesthetics, and replacement of a dilapidated rear access deck and stairs with a larger deck located between the main building and the barn. The existing 9' x 10' deck is proposed to be replaced with a 17' 5" x 9' 8" new deck of the property located at 257 Dyke Road, Marshfield, which is listed on the Assessor's Map M06-08-04A, and is in a B-4 zone.

Michael Harrington, Chairman
Joseph Kelleher, Vice Chairman

Arthur Vercollone, Clerk
Jonathan Russell

Paul Younker