

PUBLIC HEARING AGENDA
OF THE
NORWELL ZONING BOARD OF APPEALS
March 17, 2021

NOTICE OF REMOTE PARTICIPATION MEETING
with limited “hybrid participation” option at**
Norwell Town Hall, 345 Main Street, in the Osborn Room

In response to Governor Baker's declaration of a public health emergency and the related Emergency Executive Order dated March 12, 2020, the Zoning Board of Appeals shall be meeting remotely until further notice. Please see instructions for joining below:

INSTRUCTIONS TO JOIN ZOOM MEETING

COMPUTER ACCESS:

<https://us02web.zoom.us/j/83081137605?pwd=Qy9EVFNCVmVCQUVGS DNROy8vcUZBQT09>

PHONE ACCESS: [Dial 1 \(929\) 205 6099](tel:19292056099); Then enter meeting code: [830 8113 7605](tel:83081137605); Password: [202300](tel:202300)

IMPORTANT NOTE: (1) For **VIDEO** participation, your computer must be equipped with a **MICROPHONE** and a **CAMERA**. (2) For **AUDIO** participation only, your computer equipped with a microphone is sufficient—or **phone** participation must be used for access.

****Limited “hybrid participation” option: Members of the public must make an appointment a minimum of 48-hours in advance with the Board’s administrative assistant at 781.659.8077 to attend at Town Hall. NOTE: Any comments or evidence must be submitted electronically to the Building/Zoning Office no later than the Thursday prior to the meeting.**

7:30 P.M. – 33 Leigh Road and Lot 17 -For a **Section 6 Finding and Special Permit** under Norwell Zoning Bylaw § 201-4.4B(1)(c) (Nonconformance) to raze and rebuild the existing dwelling, located on lots consisting of .48 acres, merged for purposes of zoning, where one acre is required. The applicant seeks relief from 201-9.2(A) for lot area requirements, 201-9.3 for the existing lot width of 100 ft at the 35-ft setback where 150 ft is required; 201-9.4(A)(1) for existing front setbacks of 16 ft where 35 ft is required; and 201-9.4(B)(1) for left side-setback of 10ft where 20 ft is required. The existing dwelling, constructed in 1950, is located at **33 Leigh Road** as shown on Assessor’s Map 12D, Block 27, Lot 18, and will be combined with the land as shown on Assessor’s Map 12D, Block 27 Lot 17, in Residential District B and recorded at the Plymouth County Registry of Deeds in Book 31754 Page 349 (33 Leigh Rd) and Book 52567 Page 98 (Leigh Rd).