

PUBLIC HEARING AGENDA
and
CONTINUED PUBLIC HEARING AGENDA
OF THE
NORWELL ZONING BOARD OF APPEALS
May 3, 2017

7:20 P.M. - Transitions Kitchens & Baths-for a **Sign Variance** under Section 3323 (c) of the Norwell Zoning By-laws. The property is located at **433R Washington Street** in Business District B-7 and Residence District B as shown on Assessor's Map 12D, Block 26, Lot 005 and recorded at the Plymouth County Registry of Deeds in Book 26940, Page 172.

7:30 – Edward J. & Judy A. LeNormand (continued) – for a **Special Permit** and **Section 6 Finding** under Sections 1400, 1420, 1640, 1642 and 2421 (Lot Area) of the Norwell Zoning By-laws. Applicant seeks to increase the height of the building to improve headroom on existing second floor. Finished building height to be approximately 26 ft. above grade. The lot does not conform to the minimum lot size requirement of 43,560 sq. ft. with only 4,864 sq. ft. Property is located at 81 King's Landing in Residential District A as shown on Assessor's Map 22A, Block 61, Lot 42 and recorded at the Plymouth County Registry of Deeds in Book 47614, Page 107. The house was built in 1930.

7:40 P.M. – Foxrock Longwater II Realty, LLC – for a **Site Plan Modification** approval under Section 1500 of the Norwell Zoning Bylaw and a **Special Permit** under Section 2341 (e) (uses allowed by Special Permit from the Board of Appeals) of the Norwell Zoning Bylaw and **Section 6 Finding** under G.L. 40A, Sec. 6. Property is located at **141 Longwater Drive** in Business District C-2 as shown on Assessor's Map 17B, Block 18, Lot 53 and recorded at the Plymouth County Registry of Deeds in Book 38431, Page 82. The lot consists of 28.1 acres.