

**PUBLIC HEARING AGENDA  
OF THE  
NORWELL ZONING BOARD OF APPEALS**

**Location: 345 Main Street – Osborn Room and Zoom**

**October 13, 2021**

**NOTE: Attend in-person *or* via Zoom (Sorry, telecasting not available tonight)**

**ZOOM ACCESS for ZBA Business Meeting (7:15 P.M.) and Public Hearings (7:30 P.M.):**

**Computer access:** Click link

**<https://us02web.zoom.us/j/86234861645?pwd=bzh0em5nUjBwOXZJdWNnNTZtNHNqdz09>**

**Mobile Phone App:** Enter Meeting ID: **862 3486 1645**; Passcode: **455520**

**Phone access:** Dial +1 929 205 6099; enter Meeting ID: **862 3486 1645**; Passcode: **455520**

**7:30 P.M. – *Continued* - 10 Bay Path Lane** - For a **Section 6 Finding** under M.G.L. c. 40A and **Special Permit** under Sections 201-3.2A, 201-3.3B and 201-4.4 B(1)(c) (Nonconformance), and a **Variance** under 201-3.2B, 201-9.4B(1) of the Norwell Zoning Bylaw to add a first floor master suite to the single-family dwelling, situated on a .52-acre lot, where one acre is required. The applicant is also seeking relief from the 20 ft setback, proposing a 10 ft setback. The property is located at **10 Bay Path Lane** in Residential District A as shown on Assessor’s Map 5D, Block 12 Lot 30, and recorded at the Plymouth County Registry of Deeds in Book 12405, Page 135. The dwelling was constructed in 1966.

**7:45 P.M. – *Continued* - 144-148 Washington Street** - For **Site Plan Review** under § 201-3.4 of the Norwell Zoning Bylaw. Property is located at **144 and 148 Washington Street** in Business District B-3, Residential District B, and Aquifer Protection District, as shown on Assessor’s Map 19, Lots 18 and 19 and recorded at the Plymouth County Registry of Deeds at BK 50335 PG 132. The Applicant proposes (1) to demolish the two existing dwellings built in 1860 and 1929 and (2) construct a 16,870 sq. ft. two-story building to be used as a school and child-care facility. The lot consists of 1.09+/- acres.