

THE COMMONWEALTH OF MASSACHUSETTS
TOWN OF CHILMARK
ZONING BOARD OF APPEALS
NOTICE OF PUBLIC HEARING
WEDNESDAY, OCTOBER 24, 2018 @ 4:45 PM
SECOND FLOOR, TOWN HALL

There will be a public hearing Wednesday, October 24, 2018 at 4:45 pm at the Chilmark Town Hall meeting room to act on a petition for a Special Permit under Chilmark's Zoning By-Law Article 8 Section 8.3, Article 6 Section 6.6 and Article 6 Section 6.11 filed by Reid Silva of Vineyard Land Surveying & Engineering for The Yard, Inc. Under Article 8 Section 8.3 the applicant seeks permission to allow the expansion and alteration of a pre-existing, non-conforming structure and use. The structure is currently and will continue to be used as a 4-bedroom dwelling and dance/performing arts theatre. The current structure ranges from 3.7 feet to 16 feet from the east lot line. The closest part of the addition will be 16 feet from the east lot line. Under Article 6 Section 6.6 the southeast corner of the addition will be approximately 3 feet from the interior south lot line and less than the 25-foot minimum setback distance. The east part of the addition will be range from 16 feet to 19.4 feet from the east lot line. The renovated portions of the existing structure will be the same distances from the east lot line as the current structure. Under Article 6 Section 6.11 the total living area on the lot will increase from 1,281 sq. ft. to 3,569 sq. ft. The proposed living area is + 471 sq. ft. above the amount requiring a Special Permit. The maximum living area requiring a Special Permit and allowed for the 1.39-acre parcel is 5,597 sq. ft. The project is in the Middle Road Roadside District and for the property located at # 7 The Yard; Assessors' Map 26 Lot 91.

For more information please contact the Zoning Board of Appeals Office at Town Hall. Abutters and abutters to abutters, within 1,000 feet of an applicant's property line are sent notification of the above public hearing. Interested parties are invited to send comment and/or attend the hearing.

Please address any comments to:
Zoning Board of Appeals
Town of Chilmark
P.O. Box 119
Chilmark, MA. 02535
508-645-2114 & fax 508-645-2110

