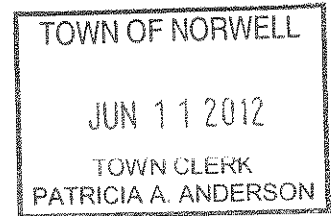


PUBLIC HEARING AGENDA
OF THE
NORWELL ZONING BOARD OF APPEALS



JUNE 13, 2012

PUBLIC HEARINGS HELD IN GYM (MEETING ROOM 2)

7:15 P.M. – PUBLIC HEARING – **Brian Cormican, 44 Prouty Avenue, Norwell** for a **Special Permit** and Section 6 finding under Sections, 1400, 1420, 1640, 1642 and 2421(Lot area) of the Norwell Zoning Bylaws . The lot does not conform to minimum lot size requirement of 43,560 sq. ft. with only 15,479 sq. ft. Applicant wishes to add a second story addition for two bedrooms to the existing dwelling and add a 12 x 12 mudroom, replacing the existing deck and staying within the same footprint. Property is located at **44 Prouty Avenue** and shown on Assessor's Map 12D as Block 27 Lot 92 Registry of Deeds Book 109971, in Residential District B and the Aquifer Protection District. House built in 1940.

7:20 P.M. – PUBLIC HEARING - **Gerald P. DiGravio, 14 Leigh Road, Norwell** for a **Special Permit** and **Section 6** finding under Sections, 1400, 1420, 1640, 1642, 2421 (Lot Area) and **Variance** under Section 2442 (Side Line) of the Norwell Zoning Bylaws. Applicant wishes to add a two car garage with breezeway to the existing dwelling. The lot is non-conforming with 8,705 sq. ft. where 43,560 sq. ft. is required. The right side line of the property, with proposed breezeway and two car garage, will be less than the 20 sq. ft. side line required. Property is located at **14 Leigh Road** and shown on Assessor's Map 12D as Block 27 Lot 42 Registry of Deeds Book 38133, Page 65 in Residential District B and the Aquifer Protection District. House built in 1985.

7:25 P.M. – PUBLIC HEARING - **Thomas J. Healey, Jr., (President, ALLETESS Medical Laboratory), P.O. Box 371, Marshfield Hills, MA 02051** for a **Special Permit** under Norwell Bylaw Sections 1400, 1420, and 2341(a) to permit ALLETESS Medical Laboratory to occupy **Suite 74** located at **70 Accord Park Drive** in Business District C and shown on Assessor's Map 11A, Block 17 Lot 2 Registry of Deeds Book 10625, Page 257

7:30 P.M. – PUBLIC HEARING - **Thomas McDonald, 152 Centre Street, Holbrook, MA** seeking a request for a **Variance** under Section 4300 (Aquifer Protection District) of the Norwell Zoning Bylaws to allow 33% of open space rather than the greater of 50% of open space as required under the Zoning Bylaw. Property is located at **495 Washington Street** in Business District B and the Aquifer Protection District, shown on Assessor's Map 18B, Block 27, Lot 6, Registry of Deeds Book 32229, Page 35.