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PUBLIC HEARING AGENDA

NORWELL ZONING BOARD OF APPEALS

January 7, 2015

PUBLIC HEARINGS HELD IN GYM (MEETING ROOM 2)

7:30 P.M. – **Henry L. Holmes, Sycamore Drive, Halifax, MA** - For a **Special Permit** and Section 6 finding under Sections 1400, 1420, 1640, 1642, 2421(Lot area) and 2441 (front yard) of the Norwell Zoning Bylaws . The lot does not conform to minimum lot size requirement of 43,560 sq. ft. with only 13,349 sq. ft. and only 31.8 feet for frontage, where 35 feet is required in Residential B. Applicant wishes to raze the existing dwelling and construct a single family 2 bedroom home with attached garage outside of the existing footprint, meeting the side and rear setbacks but not the front setback. Property is located at **11 Doris Avenue** and shown on Assessor's Map 12D as Block 27 Lot 12, Registry of Deeds Book 44035, Page 123 in Residential District B. House built in 1930.