



# TOWN OF SWAMPSCOTT

## PLANNING BOARD

ELIHU THOMSON ADMINISTRATION BUILDING  
22 MONUMENT AVENUE, SWAMPSCOTT, MA 01907

**MEMBERS**  
ANGELA IPPOLITO, CHAIR  
GEORGE POTTS, VICE CHAIR  
BETH ISLER  
BILL QUINN  
JR YOUNG

**STAFF**  
S. PETER KANE, DIR. OF COMM. DEV.  
ANDREW LEVIN, ASSISTANT TOWN

# PUBLIC MEETING NOTICE

Notice is hereby given that the **SWAMPSCOTT PLANNING BOARD** will be holding a public meeting at the following time and location:

**Date:** MONDAY, NOVEMBER 7, 2016  
**Location:** SWAMPSCOTT HIGH SCHOOL, ROOM B129, 200 ESSEX STREET  
**Begins at:** 7:00 PM

### AGENDA

1. Review and approve minutes from previous meetings
2. Site Plan Review  
Planning Board to perform site plan review for the following petitions in order to provide recommendations and comments to the Zoning Board of Appeals (special permit granting authority)
  - a. **PETITION 16-32 (51 LINCOLN HOUSE AVENUE)** : Request by PHILO T. and JOY R. PAPPAS seeking a dimensional special permit, site plan special permit, special permit (nonconforming use/structure), and special permit under the Bransford line of cases to demolish an existing single-family dwelling and build a new single-family dwelling with reduced rear yard setback on a nonconforming lot. Map 21, Lot 66.
  - b. **PETITION 16-33 (71 KING STREET)** : Request by LORA LEE PIKE seeking a dimensional special permit, site plan special permit, and special permit (nonconforming use/structure) to add a two-story addition with garage underneath to existing single-family residence nonconforming structure. Map 2, Lot 76.
3. VOTE – Appoint representative(s) of the Planning Board to perform on-site property reviews at Gracie Lane subdivision and approve Certificates of Performance
4. Discussion Topics
  - a. Potential Zoning Overlay for Train Station Area – Research Update (Pete & Drew)
  - b. Zoning Map Changes – Research Update (Angela)
  - c. Lodging Establishment Overlay District – Research Update (Bill)
  - d. Johnson Park Redesign Concept – Review and Comment (Pete)
  - e. Master Plan Implementation – Update by Teams
5. Other business that may properly come before the Board

Angela Ippolito  
Planning Board Chair