



# TOWN OF SWAMPSCOTT

## ZONING BOARD OF APPEALS

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

**MEMBERS**  
MARC KORNIISKY, ESQ., CHAIR  
DANIEL DOHERTY, ESQ., VICE CHAIR  
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ANDREW ROSE

**ASSOCIATE MEMBERS**  
RON LANDEN  
HEATHER ROMAN  
EMILY STUART

### PUBLIC HEARING NOTICE

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

**Date:** TUESDAY, JUNE 20<sup>TH</sup>, 2017  
**Location:** SWAMPSCOTT HIGH SCHOOL, ROOM B129, 200 ESSEX STREET  
**Begins at:** 7:00 PM

#### AGENDA

1. **7:00 PM** – Review and approve minutes from previous meetings.
2. **7:00 PM** – **PETITION 16-06 AMENDMENT** (55 BERKSHIRE STREET) : Application by TARIQ MILTON seeking to amend previous special permits to build a new front brick steps/stairs platform, 6' x 25' front entry with brick and stone, and new bulkhead stairs. Map 5, Lot 65. *Continued from the May Meeting.*
3. **7:00 PM** – **PETITION 17-08** (410 HUMPHREY STREET) : Application by AMY BRACKMAN for a special permit (sign) for an already-installed secondary sign on the second floor of the structure. Map 19, Lot 115. *Continued from the May Meeting.*
4. **7:15 PM** – **PETITION 17-09** (11 TIP TOP ROAD) : Application by DAVID EMMERICH appealing the determination of the building inspector, that the exterior lights on the property (11 Tip Top Road) are no longer in violation of Section 3.4.2.0. The petitioner states that the lights cast directly on their adjacent property. Map 35, Lot 88. *Continued from the May Meeting.*
5. **7:15 PM** – **PETITION 17-10** (450 PARADISE ROAD) : Application by CC LOT B-5 LP for a use special permit (2.2.3.0 (c)(7)) to operate a medical out-patient clinic in the space formerly occupied by Jos. A. Bank. Map 17, Lot 9F.
6. **7:30 PM** – **PETITION 17-11** (450 PARADISE ROAD) : Application by CC SWAMPSCOTT B5 L.P seeking a use special permit to amend permit 16-19 to allow use 2.2.3.0 (E)(38), and permit Starbucks drive-thru to be open either after 10PM or prior to 7 AM (hours of operation). Map 17, Lot 9E.
7. **7:30 PM** – **PETITION 17-12** (525 PARADISE ROAD) : Application by CAROLYN PARKER seeking to modify an existing special permit on freestanding sign, remove three LED price panels, install one LED price panel, and one blank panel. Also seeking a special permit (sign) to install "Synergy" modules. Map 17, Lot 40.
8. **7:30 PM** – **PETITION 17-13** (331 PARADISE ROAD) : Application by VIEWPOINT SIGN & AWNING seeking a special permit (signs), to install a 48"h x 187 3/4" w (62.5 sf) on the northeast elevation of the building. The sign is to include face-lit channel letters reading "Whole Foods Market". Map 17, Lot 50.
9. **7:45 PM** – **PETITION 17-14** (14 BAY VIEW DRIVE) : Application by KENNETH B. SHUTZER o/b/o STEVEN P. BANKS seeking a request for extension (12 months) for the rebuilding of a single family home, previously destroyed by fire. Map 20, Lot 141-0.
10. **7:45 PM** **PETITION 17-15** (12 JUNIPER ROAD) : Application by MICHAEL RUIZ seeking a special permit (nonconforming use/structure) for the demolition of an existing one-story garage and foundation, and building a two-and-a-half story addition. Front setback to decrease 3-feet, and side setback to change 4-feet, with the lot coverage increasing 312 feet. Map 26, Lot 135.
11. Other business that may properly come before the Board

Marc Kornitsky  
Zoning Board of Appeals Chair