KE. Fitzgerald Qverizon. net

* TOWN OF WEYMOUTH **BOARD OF ZONING APPEALS**

75 Middle Street Weymouth, MA 02189

Telephone: (781) 340-5015 FAX: (781) 335-3283



\$150+47.05 ad

(This application must be submitted in person for review and approval, as to form and proper contents, to the Director of Planning and Community Development and then the Director will file with the Town Clerk Town Hall, 75 Middle Street, Weymouth, MA 02189.)

To the Board of Zoning Appeals, Weymouth, MA:	AUG 26 2014
(Check all applicable areas.)	al from decision of Inspector of Buildings cation for Special Permit cation for Variance
PROPERTY LOCATION (street address): 41 3	ESSICA LANE, WEYMOUTH, MA
	reet) (s): 40 Zoning District: R-1
PROVISIONS OF ZONING ORDINANCE: 120-5	I AND TABLE
(List all applicable sections.) TO ALLOW AN	ADDITION TO A BUILDING
PART OF WHI	CH LIES WITHIN THE REAR
YARD SETBAC	K. (REFERENCE PREVIOUS
	CASE # 2697, MAR 2003
DE LOOMS WITH SUPPORT LAND TO LOTTON STORY DE DE CO	,
REASONS WHY SPECIAL APPLICATION SHOULD BE GR	
MANNER IN THAT SUBJECT MATTER VARIES FROM ZO	• •
PLEASE SEE &	TTA CHED SHEET
,	
Has application been reviewed by Inspector of Buildings for star ☐ Yes (If yes, have Inspector of Buildings sign.) DAT ☐ No SIGN	
☐ Yes (If yes, have Inspector of Buildings sign.)☐ No	TE: NED: (Inspector of Buildings)
☐ Yes (If yes, have Inspector of Buildings sign.) DAT ☐ No SIGN APPLICANT	NED: (Inspector of Buildings) OWNER (include all owners, use additional sheets as
☐ Yes (If yes, have Inspector of Buildings sign.) DAT ☐ No SIGN APPLICANT Name: KENNETH E. & LYNNEA. FITZGERALP	OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD
☐ Yes (If yes, have Inspector of Buildings sign.) DAT ☐ No SIGN APPLICANT Name: KENNETH E. \$ LYNNEA. FITZGERALA Address: YI JESSICA LANE	OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FATILY.
Yes (If yes, have Inspector of Buildings sign.) No SIGN APPLICANT Name: KENNETH E. \$ LYNNEA. FITZGERAUP Address: YI JESSICA LANE WEYMOUTH, MA O2190	OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK
Yes (If yes, have Inspector of Buildings sign.) No SIGN APPLICANT Name: KENNETH E. & LYNNEA. FITZGERAUP Address: YI JESSICA LANE WEYMOUTH, MA 02190 Signature	OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK
☐ Yes (If yes, have Inspector of Buildings sign.) DAT ☐ No SIGN APPLICANT Name: KENNETH E. \$ LYNNEA. FITZGERALA Address: YI JESSICA LANE	OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK WETPOUTH, MA 02190 Signature: C. Signatu
Yes (If yes, have Inspector of Buildings sign.) APPLICANT Name: KENNETH E. J. LYNNEA. FITZGERAUP Address: YI JESSICA LANE WEYMOUTH, MA 02190 Signature Signature OVER	OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK WETPOUTH, MA 02190 Signature: C. Signatu
Yes (If yes, have Inspector of Buildings sign.) No SIGN APPLICANT Name: KENNETH E. & LYNNEA. FITZGERAUP Address: YI JESSICA LANE WEYMOUTH, MA 02190 Signature	OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK WETPOUTH, MA 02190
Yes (If yes, have Inspector of Buildings sign.) APPLICANT Name: KENNETH E. & LYNNEA. FITZEERAU Address: YI JESSICA LAHE WEYMOUTH, MA OZIGO Signature Signature Signature Celphone: (781) 335-6449 Fax: (OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK WETPOUTH, MA 02190 Signature: Signature: Fax: (
Yes (If yes, have Inspector of Buildings sign.) APPLICANT Name: KENNETH E. & LYNNEA. FITZGERAU Address: YI JESSICA LAHE WEYMOUTH, MA OZIGO Signature Signature Celephone: (781) 335-6449 Fax: (OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK WETPOUTH, MA 02190 Signature: Telephone: (781) 335-6449 Telephone: (781) 335-6449 REPRESENTATIVE (Attorney, Real Estate Agent, etc.)
Yes (If yes, have Inspector of Buildings sign.) APPLICANT Name: KENNETH E. & LYNNEA. FITZEEEAU Address: YI JESSICA LAHE WEYMOUTH, MA OZIGO Signature Signature Celephone: (781) 335-6449 Fax: (CELL (617) 750-5415 DESIGNER/CONTRACTOR	OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK WETPOUTH, MA 02190 Signature: Signature: Fax: (
Yes (If yes, have Inspector of Buildings sign.) APPLICANT Name: KENNETH E. & LYNNEA. FITZGERAU Address: YI JESSICA LAHE WEYMOUTH, MA OZIGO Signature Signature Celephone: (781) 335-6449 Fax: (OWNER (include all owners, use additional sheets as necessary) LYNNE A. * KENNETH E. FITZGERALD Name: TES LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANK WETPOUTH, MA 02190 Signature: Telephone: (781) 335-6449 Telephone: (781) 335-6449 REPRESENTATIVE (Attorney, Real Estate Agent, etc.)
Yes (If yes, have Inspector of Buildings sign.) APPLICANT Name: KENNETH E. & LYNNEA. FITZGERAU Address: YI JESSICA LAHE WEYMOUTH, MA OZIGO Signature Signature (Telephone: (781) 335-6447 Fax: (CELL (617) 750-5415 DESIGNER/CONTRACTOR Iame: ALMAR CONSTRUCTION	NED: (Inspector of Buildings) OWNER (include all owners, use additional sheets as necessary) LY NNE A. * KENNETH E. FITZGERALD Name: Tes LYNNE A. FITZGERALD FAMILY Address: 41 JESSICA LANE WETROUTH, MA 02190 Signature: Fax: () REPRESENTATIVE (Attorney, Real Estate Agent, etc.) Name: Address:

REASONS WHY SPECIAL APPLICATION SHOULD BE GRANTED, AND FOR VARIANCES ONLY, SPECIFIC MANNER IN THAT SUBJECT MATTER VARIES FROM ZONING ORDINANCE:

A variance from the rear setback is requested for the following work:

- 1. Proposed 14' x 20' Family Room Addition
- 2. Convert Existing Deck to a Three-Season Room

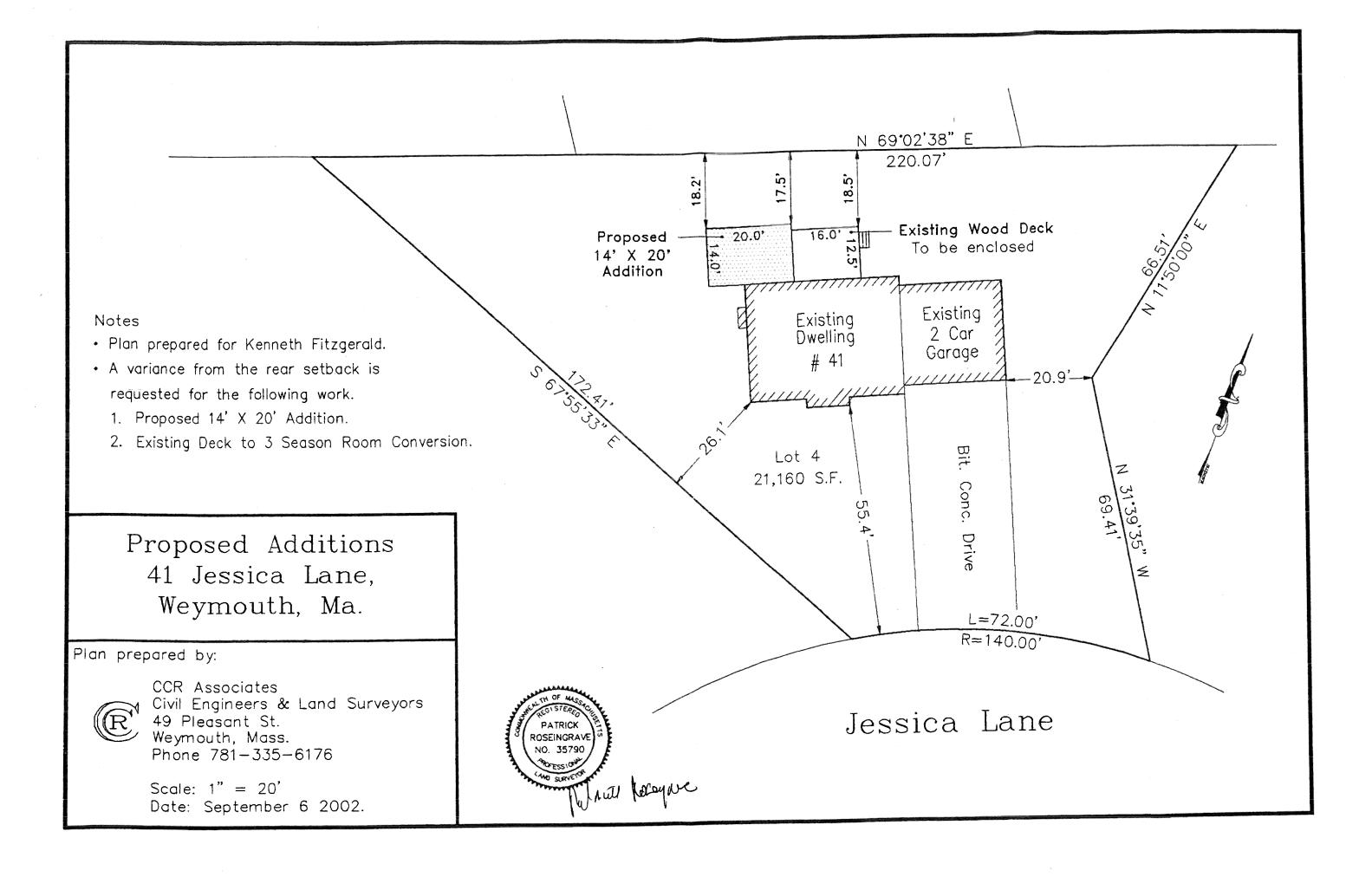
Proposed Family Room Addition and Three-Season Room are requested to be located as shown on the certified plot plan included with this application. A preliminary architectural plan depicting the floor, roof and elevation arrangement is also included.

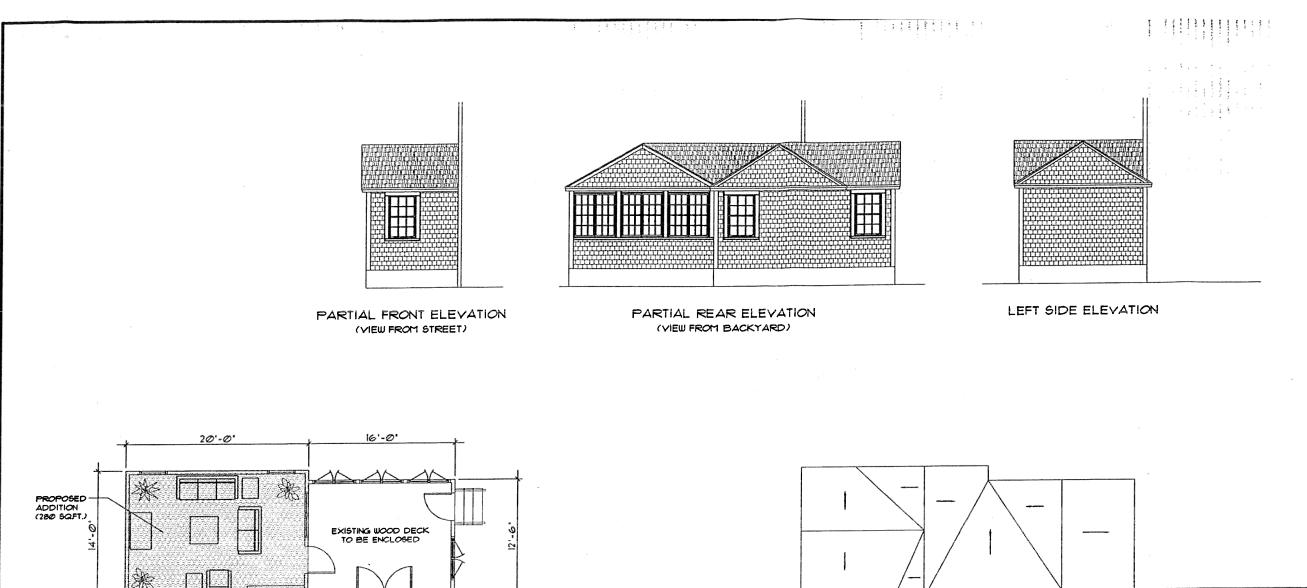
Current rear yard building setback is 24'. The requested setbacks are shown on the certified plot plan. Please note the following:

- 1. Proposed Addition could not be located in the left (west) side yard due to the existing chimney, required for the home heating system, as well as an active 500-ft deep artesian well.
- 2. The Proposed Addition could not be located in the front yard due to existing underground utilities.
- 3. The Proposed Addition could not be located in the right (east) side yard because this would result in an impractical floor plan.

The applicant believes that the proposed structures will not be a detriment to the existing neighborhood for the following reasons:

- 1. The character of the neighborhood will not change.
- 2. The dwelling remains a single-family house.
- 3. An existing 8-foot fence separates the applicant's backyard from that of the Nelson Road neighbors. View of the proposed structures from the neighbor's properties will mostly be inhibited by the fence.





PROJECT NORTH

