

Town of Yarmouth

Per M.G.L.: All town and school boards, committees, commissions, and authorities shall post a notice of every meeting at least 48 hours prior to such meeting, excluding Saturdays, Sundays, and legal holidays. Notice shall contain a listing of topics/agenda that the chair reasonably anticipates will be discussed at the meeting.

Notice of Meetings

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|--------------------------------|---|
| Name of committee, board, etc: | Board of Appeals |
| Date of Meeting: | January 26, 2023 |
| Time: | 6:00 p.m. |
| Place: | Town Hall Main Hearing Room 1146 Route 28, S. Yarmouth OR Zoom Link: https://us02web.zoom.us/j/87088854105 ID: 870 8885 4105 |

This is to formally advise that, as required by G.L. Chapter 30A, §§ 18-25, and pursuant to Chapter 20 of the Acts of 2021, *An Act Relative to Extending Certain COVID-19 Measures Adopted During the State of Emergency*, signed into law on June 16, 2021, the Yarmouth Zoning Board of Appeals will hold a public meeting at the date and time noted above. The public is welcome to attend either in-person or via the alternative public access provided above.

Agenda (Topics to be discussed):

PETITION 4992: William A. Hearn, Trustee of the River Street Nominee Trust, 103 River Street, South Yarmouth, MA. Map & Lot #: 43.5; Zoning District: RS-40. The Applicant seeks a Special Permit per §407.2 and/or per §202.5 A-1 and A-10 to create a family-related accessory apartment and a Special Permit per §104.3.2(2) to encroach in side setback on a pre-existing, nonconforming structure.

PETITION 4993: Joseph Kennedy, Trustee of the 331 Union Street Realty Trust, 331 Union Street, South Yarmouth, MA. Map & Lot #: 61.90; Zoning District: RS-40. The Applicant seeks a Special Permit per §104.3.2(2) to raze and replace a single-family home.

PETITION 4994: Evangelical Baptist Church of South Yarmouth Inc., 10 Carter Road, 63 & 69 Pond Street, 1240 Route 28, South Yarmouth, MA. Map & Lot #: 60.101,102,103,104. Zoning District: R-40 & B-2. The Applicant seeks a Special Permit per §104.3.5 and/or per §202.5 to combine, redivide, and change use of lots from single family & religious institutions to single family & B2 zoning district uses.

PETITION 5000: Stanford and Susan Hartshorn, 52 Springer Lane, West Yarmouth, MA. Map & Lot #: 31.146. Zoning District: R-25. The Applicants seek a Special Permit per §104.3.2(2) and/or Variance per §203.5 for front & side setback relief to build a front porch and extend existing addition on a pre-existing, nonconforming structure.

Other Business:

- Continued from 01.12.23: Meeting Minutes from 12.08.22

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| Posted By (Name): | Dolores Fallon |
| Signature: | <i>Dolores Fallon</i> |

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