



**WESTWOOD BOARD OF APPEALS  
APPLICATION FOR HEARING**

1. Name of Applicant: James H and Carmen Lennon
2. Applicant is (check one): Owner  Tenant  Abutter  Purchaser  Other owner
3. Mailing address of Applicant: 43 Hillcrest Place
4. Telephone - Home: \_\_\_\_\_ Business: \_\_\_\_\_
5. E-Mail Address of Applicant: ~~BB~~ CarmenLennon@comcast.net
6. Address of Property subject to Hearing: 43 Hillcrest Place
7. Owner of Property: James H. and Carmen Lennon
8. Mailing Address of Property Owner: 43 Hillcrest Place
9. Telephone - Home: \_\_\_\_\_ Business: \_\_\_\_\_
10. Deed recorded in: Norfolk County Registry of Deeds: Book # 32666 Page # 269  
or Land Court Registry: Certificate # \_\_\_\_\_ Book # \_\_\_\_\_ Page # 718
11. Property MAP # 112 LOT # 5 DISTRICT \_\_\_\_\_
12. Has an appeal/application ever been filed with the ZBA on this property? (Y/N) \_\_\_\_\_ If yes when: \_\_\_\_\_
13. NATURE of Application (check one):  
 Appeal in accordance with MA G.L.Ch. 40A, Sec. 8 as amended  
 Special Permit in accordance with MA G.L.Ch.40A, Sec. 9 as amended  
 Variance in accordance with MA G.L. Ch. 40A, Sec. 10 as amended

TOWN OF WESTWOOD JUN 18 2018

**When applying for a Special Permit under Section 9.3 of the Westwood Zoning Bylaw, please make sure that you and/or your attorney refer to the specific bylaw regarding this section.**

**STATE the EXACT NATURE of this application including the applicable section number(s) of the Westwood Zoning Bylaw:**

*Formalize Guest Suite as an  
accessory space for mother.  
Special Permit under sec 4.3.3.12 & 8.5*

**OPTIONAL**

**APPENDIX B - Special Permit Considerations**

- The structure is in harmony with the general purpose and intent of the bylaw.

yes

- The structure is in an appropriate location and is not detrimental to the neighborhood and does not significantly alter the character of the zoning district.

yes - that is correct.

- Adequate and appropriate facilities will be provided for the proper operation of the proposed structure.

yes

- The proposed structure will not be detrimental or offensive to the adjoining zoning districts and neighboring properties due to the effects of lighting, odors, smoke, noise, sewage, refuse material, visual or other nuisances.

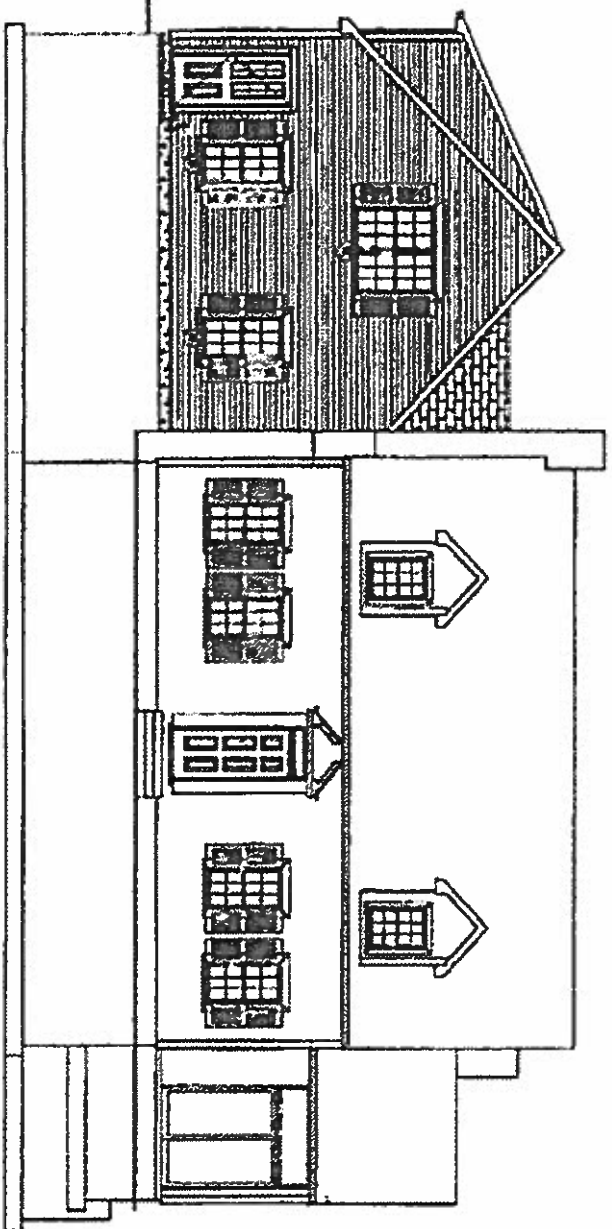
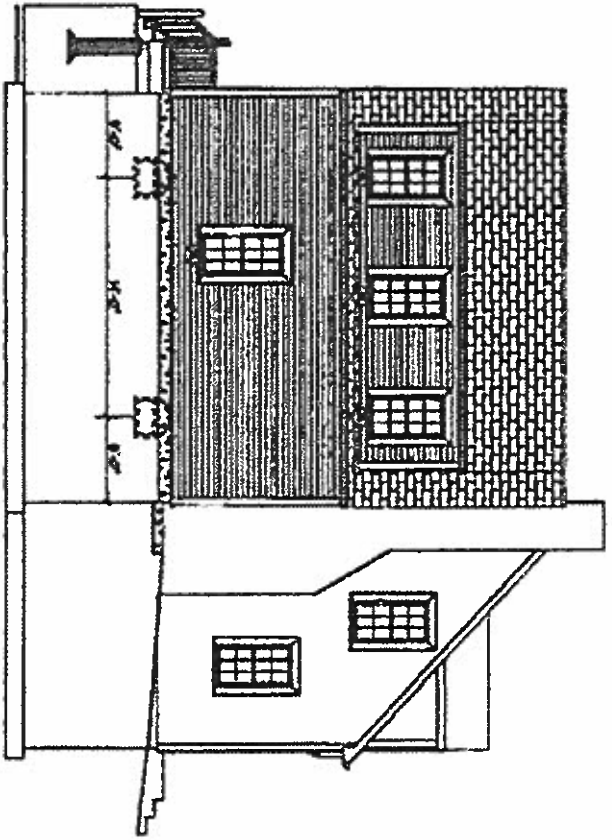
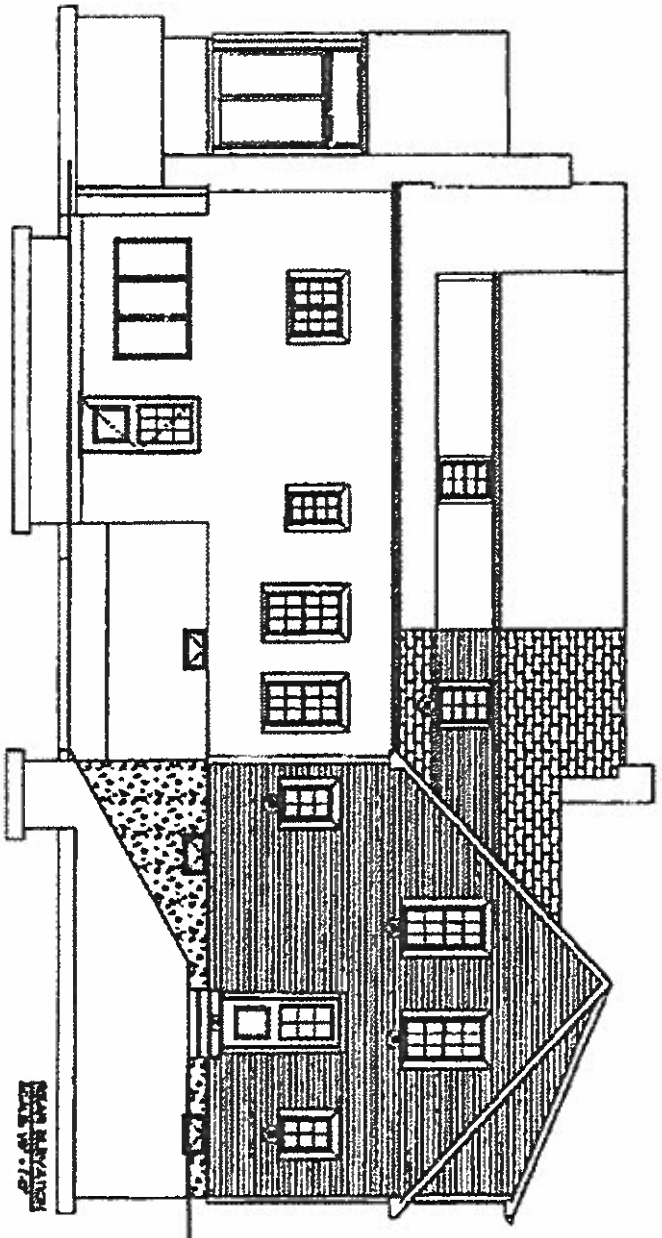
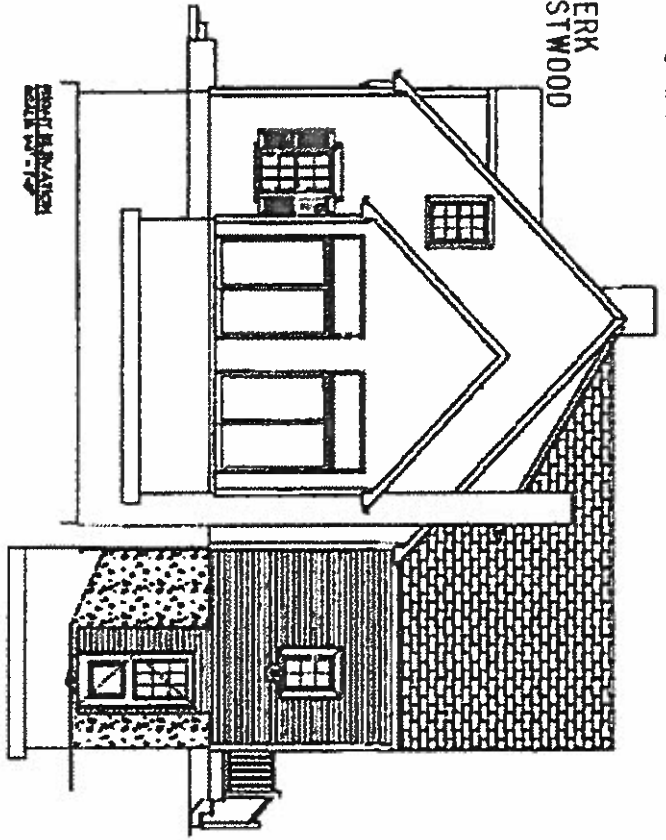
that is correct.

- The proposed structure will not cause undue traffic congestion in the immediate area.

that is correct.

2018 JUN 19 P 6 21

TOWN CLERK  
TOWN OF WESTWOOD

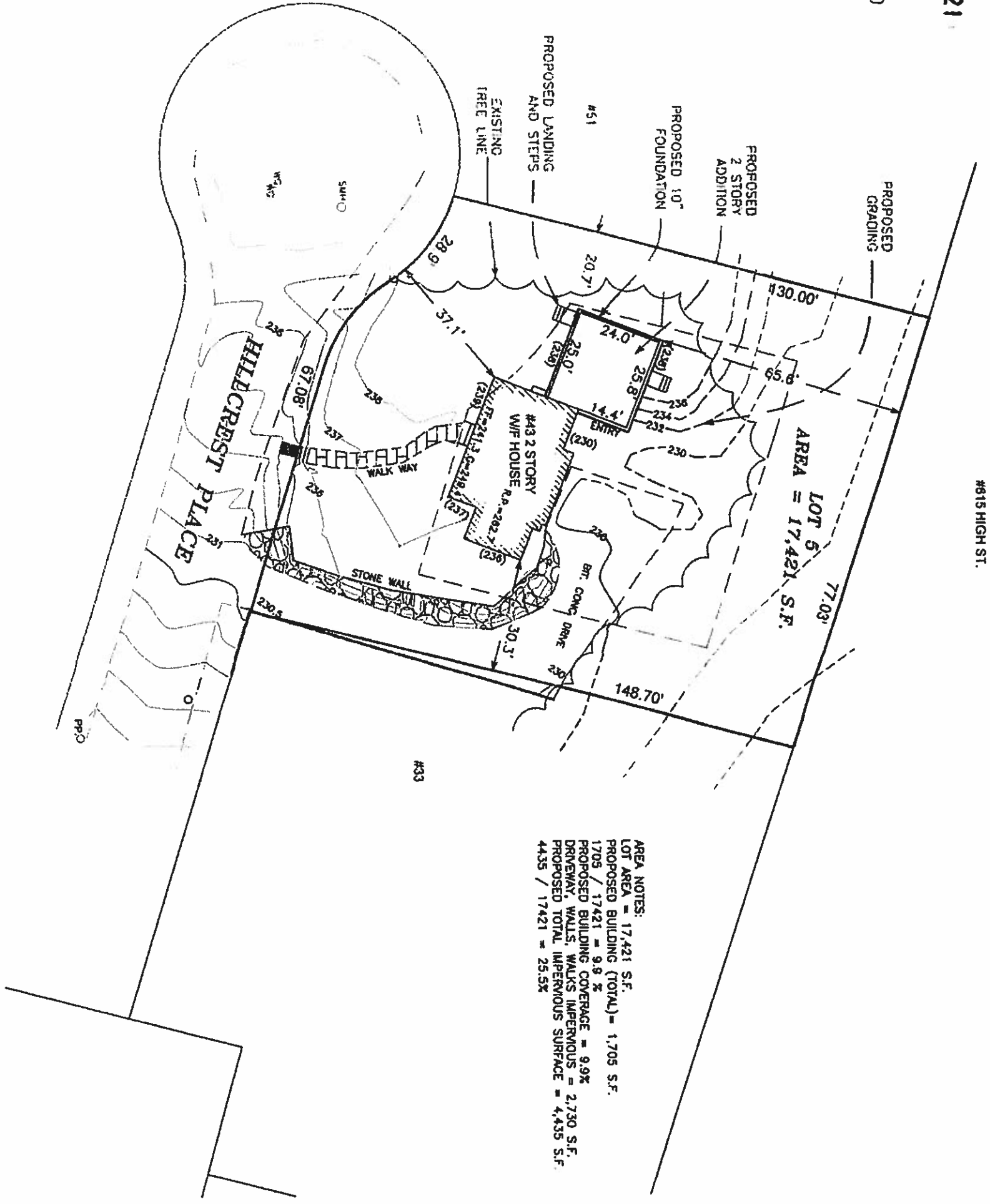


WEST WALL  
SCALE 1/8" = 1'-0"

EAST WALL  
SCALE 1/8" = 1'-0"

Project: Public Use Town of Westwood 40 Millbrook Road Westwood, MA 01080	Prepared by: A. Francis Consulting Inc. Design/Architect 481 Lincoln Street Westwood, MA 01080	<b>REVISION PLANS</b>		Scale: 1/8" = 1'-0" Date: N/A	Scale: 1/8" = 1'-0" Date: N/A	<b>A3</b>
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 TOWN CLERK  
 TOWN OF WESTWOOD



AREA NOTES:  
 LOT AREA = 17,421 S.F.  
 PROPOSED BUILDING (TOTAL) = 1,705 S.F.  
 1705 / 17421 = 9.8 %  
 PROPOSED BUILDING COVERAGE = 9.9%  
 DRIVEWAY, WALLS, WALKS IMPERVIOUS = 2,730 S.F.  
 PROPOSED TOTAL IMPERVIOUS SURFACE = 4,435 S.F.  
 4435 / 17421 = 25.5%

SCALE: 1" = 30'



CERTIFICATION



*Todd P. Chapin*

MAP BLOCK 14-041  
 ZONING DISTRICT: SRG  
 MIN. YARD SETBACK REQUIREMENTS:  
 FRONT = 40.0' SIDE = 20.0' REAR = 30'  
 MAX. BUILDING COVERAGE = 25%  
 PROPOSED BUILDING COVERAGE = 9.9%  
 PROPOSED IMPERVIOUS SURFACE = 25.5%  
 PROPERTY DOES NOT LIE WITHIN ANY  
 WETLANDS OVERLAY DISTRICTS

PLAN PREPARED FOR APPLICANTS  
 PROPERTY OWNER(S):  
 JAMES AND CARMEN LENNON  
 43 HILLCREST PLACE  
 WESTWOOD, MA. 02090

**PROPOSED ADDITION**  
 PLOT PLAN OF LAND IN  
 WESTWOOD, MASS

SCALE: 1"=30' DATE: 09/18/2015  
 DEED REF. BOOK: 32666 PAGE: 269  
 PLAN 718 BOOK 112  
 RECORDED @ NORFOLK REGISTRY DEEDS

CHAPPELL ENGINEERING ASSOCIATES, LLC  
 201 Boston Post Road W.  
 Marlborough, MA. 01752  
 508-481-7400 508-523-4559