**HARWICH ZONING BOARD of APPEALS PUBLIC HEARINGS**

**Wednesday, August 25, 2021 at 7:00 p.m.**

**AGENDA**

The Harwich Zoning Board of Appeals will hold a public hearing **on August 25, 2021 at 7:00PM in the Griffin Room of Town Hall, 732 Main Street, Harwich, MA** as noted below to hear the following cases. Any member of the public having interest in these applications is invited to provide information and comment relevant to these matters by submitting the same in writing via mail **by noon on August 19th, 2021. Correspondence received after this time may be too late for submission to the Board. Case documents may be viewed on the Town Website via the Accela Citizen Access** [**https://aca3.accela.com/harwich/**](https://aca3.accela.com/harwich/) **Click Building and “Search Applications” or by specific request to building@townofharwich.us**

**Case # 2021-33**

Frederick Leo and Janice Delory Trustees, through their agent, Chris Childs of Patriot Builders, have applied for a Special Permit to finish the basement of a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-54 and Table 2 Area Regulations as set forth in MGL Chapter 40A §6. The property is located at **7 Shore Road Ext**, Map 5, Parcel P1-27 in the RH-1 Zoning District.

**Case # 2021-34**

Kathleen Kelly, through her agent, Thomas Moore Design Co., has applied for a Special Permit to renovate the existing structure and build an addition connecting the existing house and garage of a pre-existing, non-conforming single-family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-54 and Table 2 Area Regulations as set forth in MGL Chapter 40A §6. The property is located at **16 Shore Road,** Map 2, Parcel B1-26 located RH-1 in the Zoning District.

**Case # 2021-35**

Daniel C. and Mary Ellen Shea, Trustees of Shea Sequatton Lane Nominee Trust, through their agent, Attorney William Crowell, have applied for a Special Permit (or in the alternative, a Variance) to construct a second-floor dormer expanding the bedroom and adding a full bath to the existing garage of the pre-existing, non-conforming single-family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-54 and Table 2 Area Regulations as set forth in MGL Chapter 40A §6 (or Chapter 40A §10). The property is located at **29 Sequatton Lane,** Map 7, Parcel A-22 located RH-1 in the Zoning District.

**Case # 2021-36**

Richard Becker, through his agent, Attorney William Crowell, has applied for a Special Permit (or in the alternative, a Variance) to finish a basement of a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-54 and Table 2 Area Regulations as set forth in MGL Chapter 40A §6 (or Chapter 40A §10). The property is located at **76 Bay Road**, Map 98, Parcel S7-27 in the RR Zoning District.

**Case # 2021-37**

Edward M. and Linda Lane, through their agent, Attorney William Crowell, have applied for a Special Permit (or in the alternative, a Variance) to construct a sunroom and bedroom suite over the existing garage of a pre-existing, non-conforming single family dwelling. The application is pursuant to the Code of the Town of Harwich, §325-54 and Table 2 Area Regulations as set forth in MGL Chapter 40A §6 (or Chapter 40A §10). The property is located at **411 Lower County Road**, Map 13, Parcel T6 in the RH-1 Zoning District.

In other business, the Board will address the following:

\* Approval of minutes: July 28th, 2021

\* New Business per the Board’s discretion.

Documents related to the above cases are on file with the Building Department and the Office of the Town Clerk located at 732 Main Street, Harwich. They are also available to view on the Town of Harwich website via the Accela Citizen Access Portal.

***In accordance with State Law, this legal notice will also be available electronically at*** [***www.masspublicnotices,org***](http://www.masspublicnotices,org)***. The Town is not responsible for any errors in the electronic posting of this notice.***

***Per the Attorney General’s Office:  The Board may hold an open session for topics not reasonably anticipated by the Chair 48 hours in advance of the meeting following “New Business.”***

*This Agenda may change at the discretion of the Board.*

Authorized Posting Officer: Lecia McKenna

Building Department Executive Assistant

The Cape Cod Chronicle **Print dates: August 5th and August 12th, 2021**