

TOWN OF HARWICH PLANNING DEPARTMENT



**PLANNING BOARD APPLICATION
SPECIAL PERMITS & SITE PLAN REVIEW FORM A**

TO THE TOWN CLERK, HARWICH, MA

DATE 11-3-2021

PART A – APPLICANT INFORMATION/AUTHORIZATION

pd clerk # 0326
8525

Applicant Name(s)	Ronald + Jill Buck
Representative/Organization (Who will serve as the primary contact responsible for facilitating this application?)	Ron Buck
Mailing address	24 Mayflower Rd
Town, ST, Zip	Winchester, MA 01890
Phone	617-908-5353
Fax	978-439-0409
E-mail	Ronald.Marshbuilders.com

The applicant is one of the following: (please check appropriate box)

- Owner
 Prospective Buyer*
 Representative for Owner/Tenant/Buyer*
 Tenant*
 Other*

***Written permission of the owner(s) and a municipal lien certificate (where applicable) is required.**

All other forms and information as required in the Harwich Code Chapter 400, Rules and Regulations, shall be submitted as part of this application.

Authorization

Your signature hereby asserts, to the best of your knowledge, that the information submitted in this application is true and accurate; that you agree to fully comply with the Town of Harwich Zoning By-laws and the terms and conditions of any approval of this application by the Planning Board; and authorizes the Members of the Planning Board and/or Town Staff to visit and enter upon the subject property for the duration of the consideration of this application.

Ronald Buck

Applicant

Jill Buck

Jill Buck

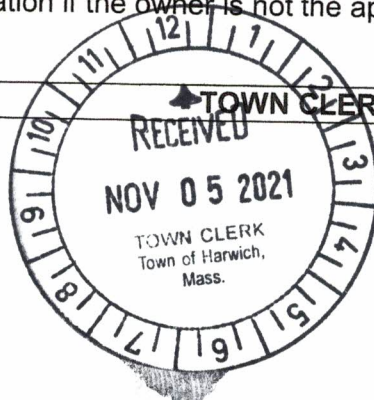
Owner(s) – Authorization must accompany application if the owner is not the applicant.

Official use only:

PLANNING DEPARTMENT TOWN CLERK

Case #

PB 2021-25



AKA - 30 Lower County

PART B - PROJECT LOCATION

Legal Street Address	Lot 1 Lower County (B)	Village/Zip Code	West Harwich 02671
Title Book/Page or L.C.C. #	Plan Book 692 page 42	Book	34533
Map(s) / Parcel(s)	P/B. 692 pg. 42		
Zoning & Overlay Districts	RH-1	*Historic?	No
Frontage (linear feet)	189.39		
Total land area (s.f.)	42,000		
Upland (s.f.)	42,000	Wetlands (s.f.)	0

pg 77,

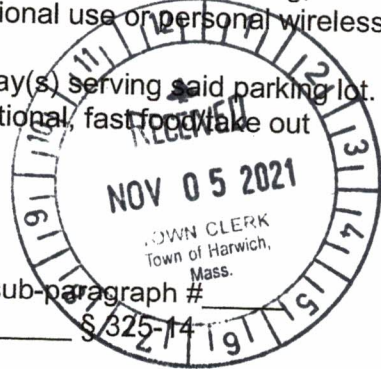
PART C - PROJECT DESCRIPTION

Existing Floor Area in Sq. Ft	Gross: N/A - Vacant Lot	Net: N/A
Proposed Floor Area in Sq. Ft	Gross: N/A	Net: N/A
Change in Sq. Ft +/-	Gross: N/A	Net: N/A
Existing # of parking spaces	Proposed # of parking spaces: _____	
Existing Use(s)	Vacant Lot	
Proposed Use(s)	Single Family Home with Alternate Access from Fairbanks rather than Lower County	
<i>Attach a separate narrative if necessary.</i>		

The undersign hereby files an application with the Harwich Planning Board for the following special permits as proposed under the provisions of the Harwich Zoning Code: **(check all that apply)**

Site Plan Review § 325-55:

- Any floor area expansion of any structure or expansion of exterior space, other than parking, serving any of the following: commercial, industrial, multi-family or educational use or personal wireless service facility or the creation of a drive-up or drive-through window
- Expansion or reconfiguration of an existing parking lot and/or driveway(s) serving said parking lot.
- Establishment of any new commercial, industrial, multi-family, educational, fast food take out restaurant or personal wireless service facility.
- Establishment of any new retail use(s) in the Industrial (IL) Zone.
- Waiver of Site Plan § 325-55.F



Article V, Use Regulations:

- Paragraph _____, sub-paragraph # _____
- Paragraph _____, sub-paragraph # _____, supplemental regulation # _____

Article X, Special Permits:

- Structures w/ gross floor area of 7,500+ s.f. § 325-51
- Structures requiring 20 or more new parking spaces § 325-51
- Accessory Apt./Shared Elderly Housing § 325-51.H
- Mixed Use § 325-51.M
- Drinking Water Resource Protection § 325-51.C
- Two Family § 325-51.N
- Village Commercial, Harwich Port § 325-51.L
- *Harwich Center Overlay § 325-51.O
- Signage § 325-27.F Additional Cluster, Excess SF, Non-entry Facades

Other Special Permits:

- Six Ponds Special District - Article XVI
- Wind Energy Systems - Article XVIII
- Large Scale Wind Generation - Article XIX
- Other (i.e. Alternate Access § 325-18.P, Special Cases § 325-44.B) Alternate Access
- Repetitive Petition (MGL Ch 40A, §16): Proposed project evolved from a previously denied plan submitted to the Planning Board on _____ Year/Case # _____

*Note: Projects within the Harwich Center Overlay District may also be within the Harwich Center Historic District. This requires separate filing with the Historic District and Historical Commission. Please inquire for forms and instructions.

