

Wellfleet Zoning Board of Appeals Legal Notice:

Pursuant to Massachusetts General Laws, Chapter 40-A, The Zoning Act and to The Wellfleet Zoning Bylaw (4/28/03), the Wellfleet Zoning Board of Appeals will hold public hearings on **Thursday, December 9, 2021 at 7:00 pm. This meeting will be held virtually via Zoom Video Conference, in accordance with the temporary suspension and enhancement of the Open Meeting Law requirements by Governor Baker**

21-27 Danner, 31 Samoset Ave., Map 28, Parcel 119, Application for a Special Permit pursuant to M.G.L.c.40A s.6 and WZB 6.15 and 8.42 to demolish a pre-existing, non-conforming single family dwelling on a pre-existing, non-conforming lot and to build a new non-conforming single family dwelling. They also seek a flood plain exemption pursuant to WZB 6.13 and 6.14 for the proposed construction, which is required because a portion of the property is in the VE zone.

21-28 Lewis, 10 Ryder Court, Map 14, Parcel 10: Application for a Special Permit under WZB 6.1.5.4(b) to increase building lot coverage from 20.8% to 21.9%

21-31 Brown, 60 A Designers Rd, Map 23, Parcel 7 A, application for a Special Permit under WZB 6.1.5 (b) to construct a deck within the setbacks

21-32 Rousseau, 174 Pleasant Point Ave, Map 35, Parcel 113, Application for a Special Permit to have a fence 8' above grade to provide privacy between the neighboring properties.

21-33 Manach, 65 Mill Hill Rd., Map 13, Parcel 15, Application for a Special Permit under 6.1.5 2(b) for the construction of a two-story addition within the side and rear setbacks.

Business:

Join Zoom Meeting

<https://zoom.us/j/93805453361?pwd=U0t3WXVlVWw0VXZzcFJTTjNNamFIQT09>

Meeting ID: 938 0545 3361

Passcode: 509325

Phone: +1 929 205 6099 US (New York)