

TOWN OF WELLESLEY



MASSACHUSETTS

## ZONING BOARD OF APPEALS

TOWN HALL • 525 WASHINGTON STREET • WELLESLEY, MA 02482-5992

KENDALL P. BATES, CHAIRMAN  
WILLIAM E. POLLETTA, VICE CHAIRMAN  
RICHARD L. SEEGEL

ELLEN D. GORDON  
EXECUTIVE SECRETARY  
TELEPHONE  
(781) 431-1019 EXT. 208

ROBERT A. BASTILLE  
CYNTHIA S. HIBBARD  
ROBERT W. LEVY

April 10, 2001

Gail Sewall  
33 Atwood Street  
Wellesley, MA 02482

Re: ZBA 2001-18  
Petition of Gail Sewall  
33 Atwood Street

Dear Ms. Sewall:

Please be advised that at the Public Hearing held on March 29, 2001, the Zoning Board of Appeals voted unanimously to grant your request to withdraw the above referenced petition without prejudice.

Any future petition regarding construction at 33 Atwood Street requiring relief from the Board of Appeals will require a new application, a new plot plan showing the proposed dwelling footprint with all relevant setbacks, and new floor plans and elevations.

If you have any questions, or need further assistance, please do not hesitate to call me.

Very truly yours,

A handwritten signature in cursive script that reads "Ellen D. Gordon".

Ellen D. Gordon  
Executive Secretary, Zoning Board of Appeals

cc: Town Clerk  
Planning Board  
Inspector of Buildings

TOWN OF WELLESLEY



MASSACHUSETTS

RECEIVED  
TOWN CLERK'S OFFICE  
WELLESLEY MA 02482

ZONING BOARD OF APPEALS

2001 MAR 12 A 10:12

TOWN HALL • 525 WASHINGTON STREET • WELLESLEY, MA 02482-5992

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ROBERT A. BASTILLE  
CYNTHIA S. HIBBARD  
ROBERT W. LEVY

Permit Granting Authority  
Town Hall  
Wellesley, MA 02482

Date: \_\_\_\_\_

ZBA No.: 2001-18A

Gentlemen:

Pursuant to the provisions of Section XXIV-D of the Zoning Bylaw, the undersigned hereby petitions your Board for a Variance from the terms of Section XIX which will allow the construction or addition to the dwelling or building located at:

33 Atwood St., Wellesley, MA 02482

The proposed construction will include: demonstration of existing non-conforming side yard setback + construction of a two story addition w/ a footprint of 33.3' x 30' and a 2nd floor of 26' x 27', which will have less than the required front setback from Morton St. and less than the required right side yard setback.

It is the opinion of the petitioner that unless relief is granted by your Board, substantial hardship, as defined in Section XXIV-D 1-a will result. A hearing is therefore requested at your next Board Meeting.

FEE: \_\_\_\_\_ ZONING DISTRICT: Single Residence

Is your project subject to the Mass. Wetlands Protection Act? \_\_\_\_\_

Owner of Property: Gail Sewall

Mailing Address: 33 Atwood St. Wellesley, MA 02482

Phone: Work: 617-951-2522 x 233 Home: 981-235-0820

Signature of Owner(s): Gail Sewall

Petitioner (If other than owner): Same

Mailing Address: \_\_\_\_\_

Phone: Work: \_\_\_\_\_ Home: \_\_\_\_\_

TOWN OF WELLESLEY



MASSACHUSETTS

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TOWN CLERK'S OFFICE  
WELLESLEY MA 0248  
2001 MAR 12 A 10:12

### ZONING BOARD OF APPEALS

TOWN HALL | 525 WASHINGTON STREET | WELLESLEY, MA 02482-5992

KENDALL P. BATES, CHAIRMAN  
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TELEPHONE  
(781) 431-1019 EXT. 208

ROBERT A. BASTILLE  
CYNTHIA S. HIBBARD  
ROBERT W. LEVY

Special Permit Granting Authority  
Town Hall  
Wellesley, MA 02181

Date: \_\_\_\_\_

ZBA Number: 2001-18B

Gentlemen:

Pursuant to the provisions of Section XVII and Section XXV of the Zoning Bylaw, the undersigned hereby petitions your Board for a Special Permit that the reconstruction, extension, structural change or change in use of the pre-existing nonconforming structure/use located at:

33 Atwood St. Wellesley, MA 02482

shall not be substantially more detrimental to the neighborhood than the existing nonconforming structure/use.

Said change in structure/use shall consist of:

construction of a 14' x 9'4" deck w/ stair w/ less than required right side ~~yard~~ setback

Should the Board conclude that said alteration/addition will intensify or add to the existing nonconformance, the undersigned hereby requests a Finding that said alteration/addition will not be substantially more detrimental to the neighborhood than the existing nonconforming structure/use.

A hearing, therefore, is requested at your next Board meeting.

FEE: 100<sup>00</sup>/xx

ZONING DISTRICT: Single Residence

Is your project subject to the Mass. Wetlands Protection Act?     

OWNER OF PROPERTY: Carl G. Sewall

MAILING ADDRESS: 33 Atwood St., Wellesley, MA 02482

PHONE: WORK 617-951-2522 x233 HOME 781-235-0820

SIGNATURE OF OWNER: Carl Sewall

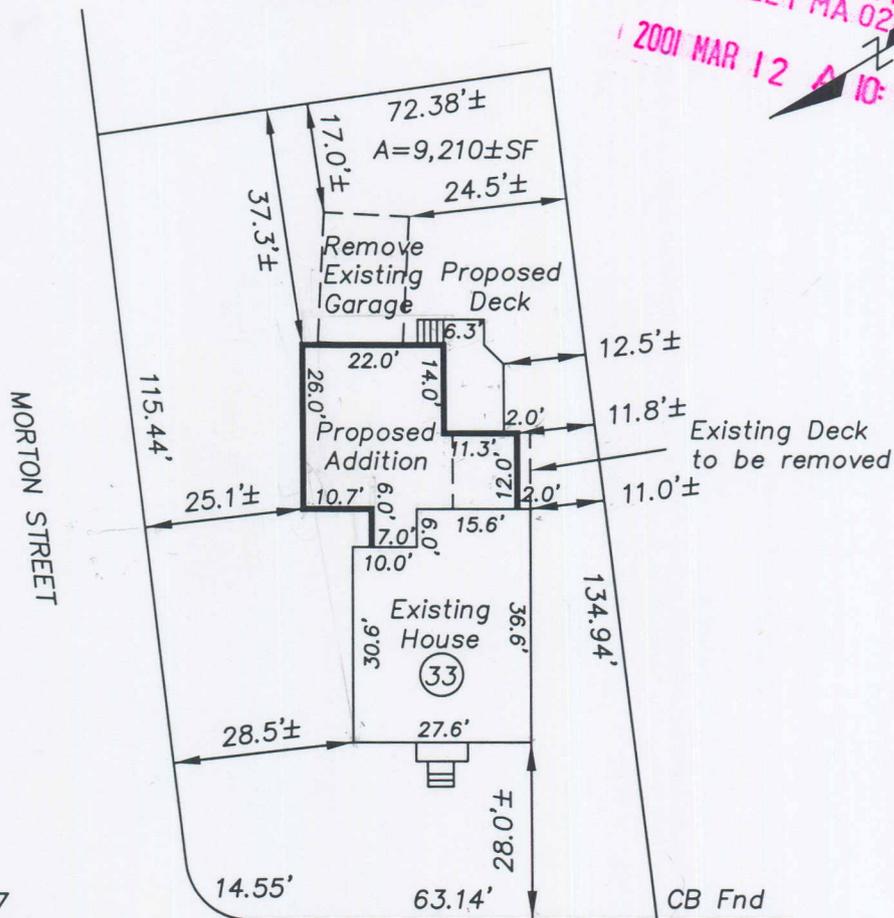
PETITIONER: \_\_\_\_\_

MAILING ADDRESS: \_\_\_\_\_

PHONE: WORK: \_\_\_\_\_ HOME: \_\_\_\_\_

Applicants should be aware that the Planning Board reviews all petitions. Further information may be obtained from the Planning Board office.

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TOWN CLERK'S OFFICE  
WELLESLEY MA 02152  
2001 MAR 12 10:12



Assessor's Map 99 Lot 47  
Deed Ref. Bk 12450 Pg 101

Zoning

10,000 sf min

30' Front

20' Side

20' Rear

25% Max Lot Coverage

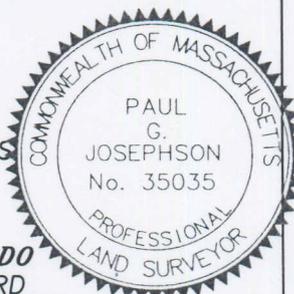
13.9% Existing Lot Coverage

20.1% Proposed Lot Coverage

ATWOOD STREET

I HEREBY CERTIFY THAT THE BUILDING(S) SHOWN ON THIS PLAN ARE LOCATED ON THE GROUND AS SHOWN.

I ALSO CERTIFY THAT THE BUILDING(S) SHOWN HEREON **DO NOT** LIE WITHIN A FEDERALLY DESIGNATED FLOOD HAZARD AREA AS DEFINED ON THE F.E.M.A. FLOOD HAZARD BOUNDARY MAP FOR THE TOWN/CITY OF **WELLESLEY**, MASS.



PLOT PLAN

IN

**WELLESLEY, MASS.**

Scale 1" = 30'

P.N. ASSOCIATES, INC.

P.O. Box 693  
Framingham, Mass.

508-958-2914  
Fax 508-231-5281

Signed

Date 2-11-01