



TOWN OF SWAMPSCOTT

PLANNING BOARD

ELIHU THOMSON ADMINISTRATION BUILDING
22 MONUMENT AVENUE, SWAMPSCOTT, MA 01907

MEMBERS
ANGELA IPPOLITO, CHAIR
GEORGE POTTS, VICE CHAIR
MIKE PROSCIA
BILL QUINN
DAVID ZUCKER

STAFF
MARZIE GALAZKA, DIRECTOR
MOLLY O'CONNELL, SR. PLANNER

PUBLIC HEARING NOTICE

Revised
5/10/21
11:39AM

Notice is hereby given that the **SWAMPSCOTT PLANNING BOARD** will be holding a public meeting at the following time and location:

Date: MONDAY, MAY 10, 2021

Begins at: 7:00 PM

Location: VIRTUAL MEETING

Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of the Open Meeting Law, G.L. c.30A, §18, and the Governor's March 15, 2020 Order imposing strict limitation on the number of people that may gather in one place, this meeting of the Planning Board will be conducted via remote participation. Specific information and the general guidelines for remote participation by members of the public and/or parties with a right and/or requirement to attend this meeting can be found within this posting below.

No in-person attendance of members of the public will be permitted, but every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means. In the event that we are unable to do so, despite best efforts, we will post on the Town of Swampscott's website an audio or video recording, transcript, or other comprehensive record of proceedings as soon as possible after the meeting.

Access to the meeting can be obtained through the following means. Please note that if accessing the meeting online or on the smartphone app, you will be muted upon entering the meeting but can be unmuted to speak by using the "raise your hand" feature in the application. If you are viewing the meeting by phone, you can email questions in advance or during the meeting Marissa Meaney at mmeaney@swampscottma.gov.

1. Online:

- Go to: <https://swampscottma.zoom.us/j/97014858318>
- You will need to download Zoom software to access this meeting and computer speakers in order to hear it.

2. By Phone:

- Call (929) 205-6099
- Enter webinar ID: 970 1485 8318

3. Using the Zoom Smartphone application:

- Enter webinar ID: 970 1485 8318

AGENDA (continued on next page)

1. Discussion: Plan Believed Not to Require Approval (ANR)

- a. **21ANR-1** by Roman Catholic Archbishop of Boston c/o Gene Guimond, Esq. for the purpose of creating one new, contiguous lot from two adjoining parcels. Property address is 56 BLANEY ST (Parcel ID: 2-166)

Angela Ippolito
Planning Board, Chair

2. **Discussion of proposed amendments to the Town of Swampscott Zoning Bylaw**

Relative to the Swampscott Zoning Bylaw, the Planning Board of the Town of Swampscott will hold a public hearing to review the proposed amendments, following which the Board may issue a report with its recommendations on said proposed amendments.

- a. Amend Article V Administration and Procedures including relative to the timing of the commencement of work, plans that must be submitted to the Building Commissioner, and the Building Commissioner's administration and enforcement authority
- b. Amend the regulation of Accessory Apartments (Accessory Dwelling Units) including changes to §2.2.3.0 (Table of Principle Uses), §2.2.4.0 and §5.11.0.0 which changes include a new definition of Accessory Dwelling Units and allow an Accessory Dwelling Unit as of right subject to certain conditions
- c. Amend §2.2.7.2 and §2.2.7.3 relative to the reconstruction, extension, alteration or change to non-conforming structures
- d. Amend §3.2.0.0 relative to awnings, contractor signs, and signs in the B1/B2 district
- e. Amend the definition of Building Coverage
- f. Amend the definition of Building Height

NB: The articles pertaining to the regulation of Accessory Apartments (Accessory Dwelling Units) and the definition of Building Height have been deferred. There will be no action taken on these items.

3. **Discussion: Site Plan Review**

In its capacity for site plan review, the Planning Board provides recommendations to the Zoning Board of Appeals which is the special permit granting authority for the following petitions:

The following items will be continued to the June 14, 2021 meeting:

- a. **Petition 21-04** by GERALD SNEIRSON. Seeking a Dimensional Special Permit and a Site Plan Special Permit for construction of second-floor master bedroom. Property address 53 PURITAN RD (Parcel ID: 19-202).
 - a. **Petition 21-02** by Mahababul Haque, seeking a Use Special Permit, a Special Permit for Nonconforming Uses and/or Structures, and a Site Plan Special Permit for the construction of a two-story plus basement addition at the rear of the home. Property located at 161 STETSON AVE (Parcel ID: 14-38)
4. Review and approve minutes from previous meetings.
 5. Other business that may properly come before the Board.