



TOWN OF SWAMPSCOTT

ZONING BOARD OF APPEALS

Elihu Thomson Administration Building
22 Monument Ave. Swampscott, MA 01907

MEMBERS

HEATHER ROMAN, CHAIR
DANIEL DOHERTY, ESQ., VICE CHAIR
BRADLEY CROFT, ESQ.
ANTHONY PAPROCKI, AIA
ANDREW ROSE

ASSOCIATE MEMBERS

MARC KORNITSKY, ESQ.
PAULA PEARCE
SUSAN SINRICH

PUBLIC HEARING NOTICE

Received by Town Clerk

August 2, 2023, 10:03am

Notice is hereby given that the **SWAMPSCOTT ZONING BOARD OF APPEALS** will be holding a public hearing:

Date and Time: TUESDAY, AUGUST 22, 2023 at 7:00PM **Location:** Swampscott Senior Center | 200R Essex St. Swampscott, MA
Pursuant to Chapter 2 of the Acts of 2023, which authorizes public bodies to continue meeting remotely while maintaining compliance with the Open Meeting Law, G.L. c.30A, §18, this hearing of the Swampscott Zoning Board of Appeals will be held via hybrid access, with the option to participate in person or virtually.

Every effort will be made to ensure that the public can remotely access the proceedings in real time, via technological means. Following the hearing, 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 hearing.

Meeting access and participation can be achieved by either of the means listed below. For technological assistance, please email Marissa Meaney, Land Use Coordinator at mmeaney@swampscottma.gov.

1. **Online Access:** You may join the meeting [through this link here](#)

Meeting ID: 220 400 761 263 | Passcode: pm6RCT

AGENDA

1. Approval of past meeting minutes
2. **7:00PM - [Petition 23-10](#)** by BRUCE PARADISE c/o CHRIS DRUCAS, ESQ. Requests a Use Special Permit, a Special Permit for Parking and Loading Requirement Reduction, and any other relief that the Board may determine necessary, including a Variance, for the change in use of the second and half third story from commercial to residential, thus allowing mixed use. Address 410 HUMPHREY ST (Parcel ID: 19-115)
3. **7:00PM - [Petition 23-09](#)** by JUSTIN GRECO c/o CHRIS DRUCAS, ESQ. Requests a Section 6 Special Permit for an addition to the first floor and the construction of a second story on a nonconforming lot. Address 26 WINSHAW RD (Parcel ID: 35-39)
4. **7:00PM - [Petition 23-06](#)** by REALTY INVESTORS, LLC c/o CHRIS DRUCAS, ESQ. Requests a Use Special Permit, a Special Permit for Parking Reduction, a Special Permit for Landscaping and Screening Waiver, a Site Plan Special Permit, and any other necessary relief, including Variance or Dimensional Variance, for the construction of eight dwelling units. Address 29 ESSEX ST (Parcel ID: 6-56) **Continued from June**
5. **7:10PM - [Petition 23-05](#)** by IG INVESTMENTS LLC c/o KEN SHUTZER, ESQ. Requests Dimensional Special Permit, Site Plan Special Permit, and Dimensional Variance for the construction of a single-family home on a vacant lot. Property address 0 LODGE RD (Parcel ID: 24-73) **Continued from July**