



# 443 South Road

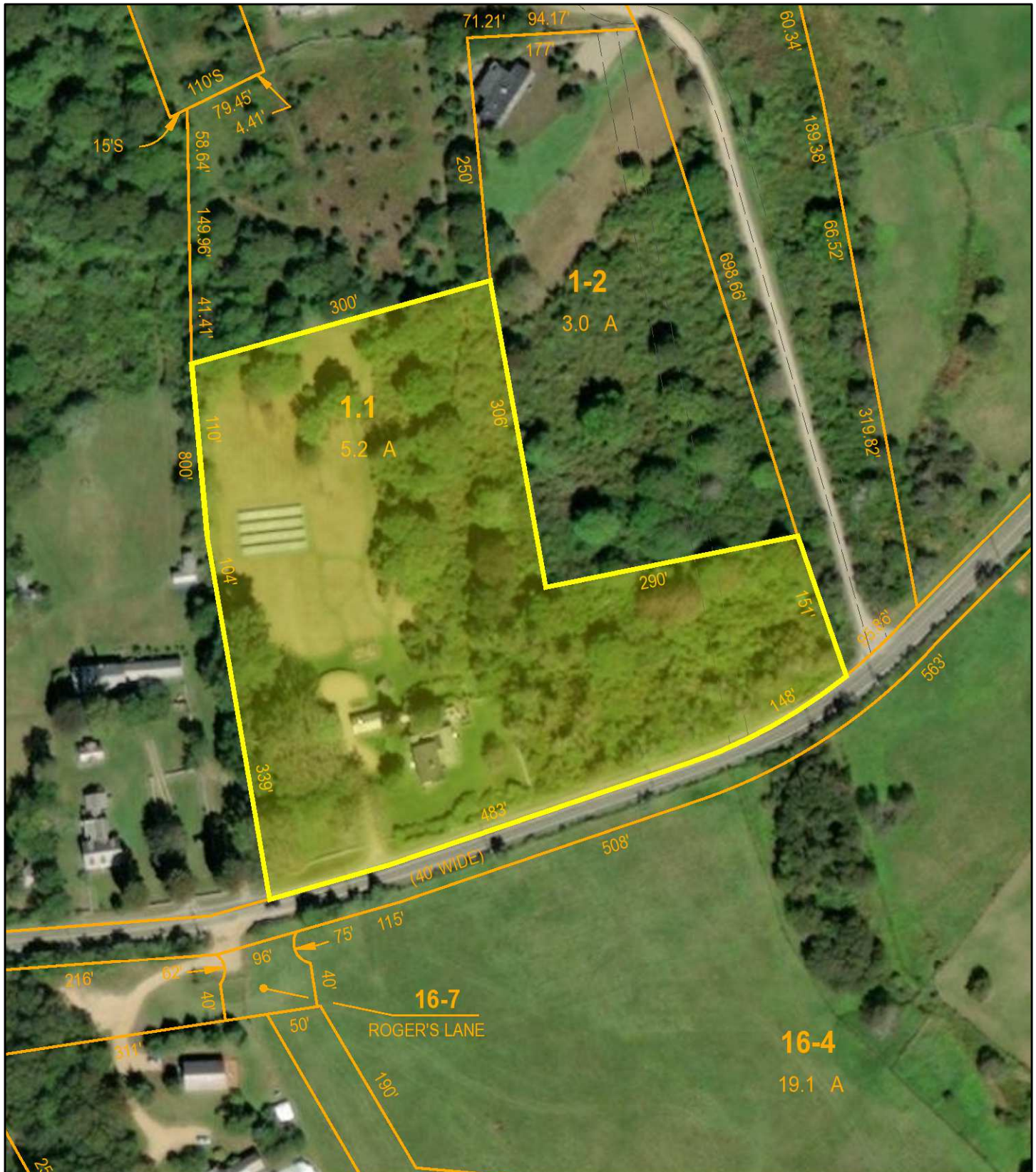
Chilmark, MA

1 inch = 141 Feet



May 17, 2022

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TOWN OF CHILMARK  
CHILMARK, MASSACHUSETTS

THE COMMONWEALTH OF MASSACHUSETTS

TOWN OFFICES:  
Beetlebung Corner  
Post Office Box 119  
Chilmark, MA 02535  
(508) 645-2110 Fax

To The Board of Appeals, TOWN of CHILMARK

01 Dec 2022

The undersigned hereby petitions the Board of Appeals to issue a Special Permit under the terms of the Zoning By-laws of the Town of Chilmark:

Article \_\_\_\_\_, Section 4.2A3, 8.3, (4.2A.1)

at the premises owned by (Owner of Record) 443 South Road LLC

at 443 South Road (street address),

Assessor's parcel MAP 25 LOT 1.1.

In the following respect or any limitation, extension, change, alteration or modification of use, or method of use as may at hearing appear as necessary or proper in the premises.

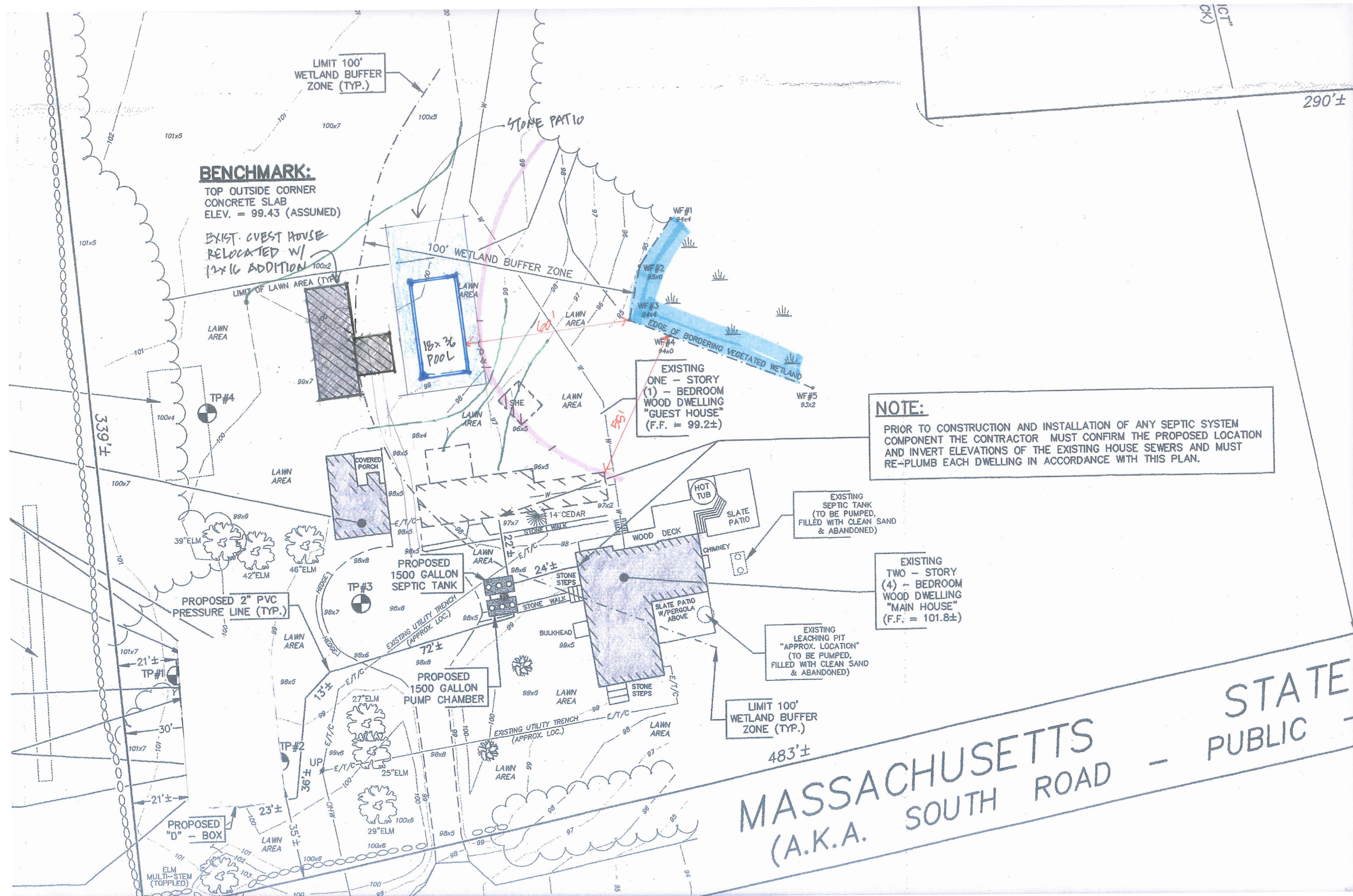
*State Briefly Reasons for Special Permit*

1. Addition/Revolution of a pre-existing non-conforming structure. The existing main house does not meet the required 50' front setback (sec. 8.3)
2. The construction/installation of an in ground swimming pool with associated equipment + fencing + landscaping. The equipment will be located in a sand prog shed.
3. The removal/re-construction of an existing guest house. Proposed living space is 773 S.F. Existing guest house was built in 1940.

Petitioner William Sullivan

Address P.O. Box 989. OB

Telephone Number 617-347-8600



**SITE PLAN**  
SCALE: 1" = 20'

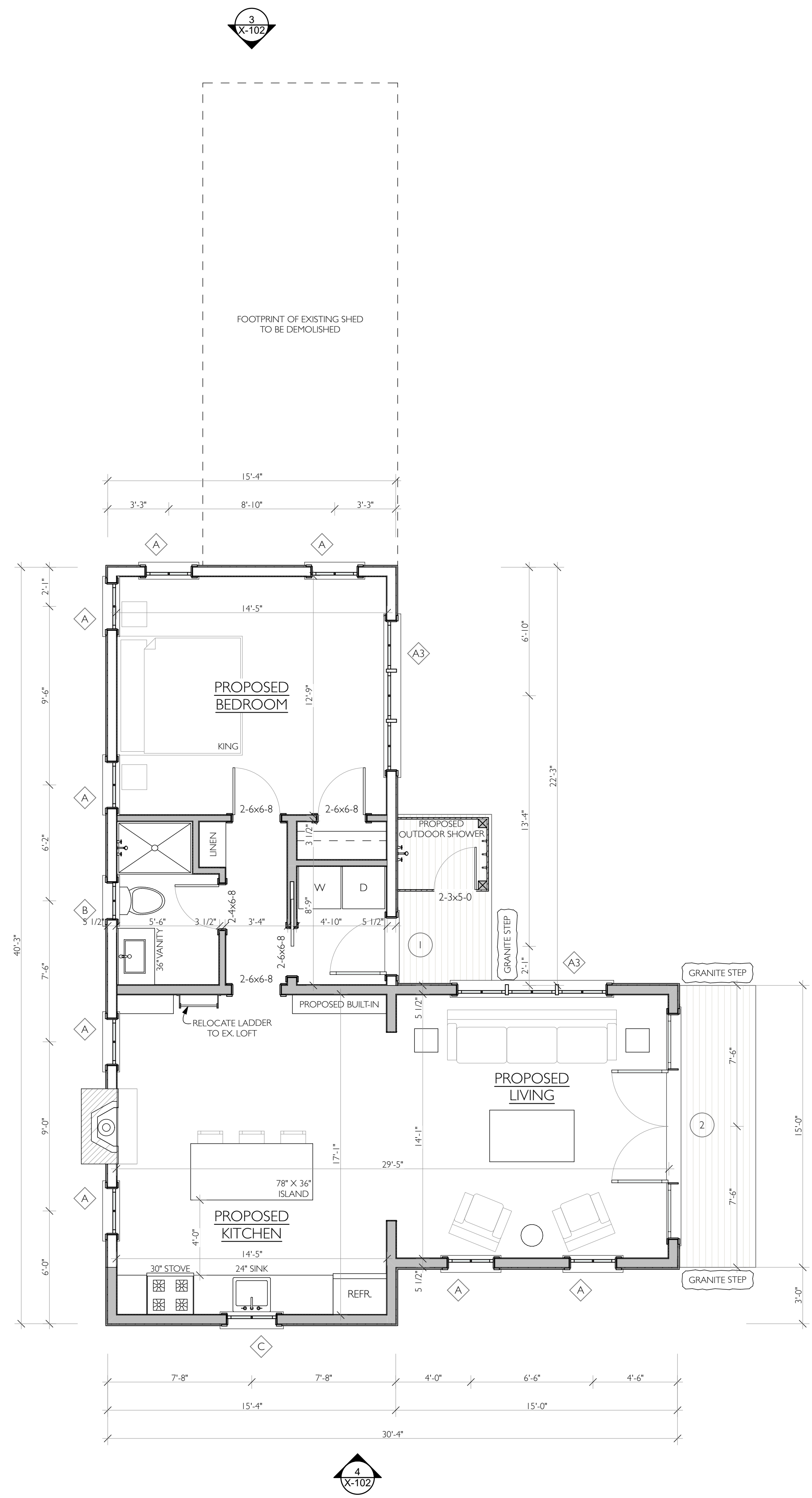
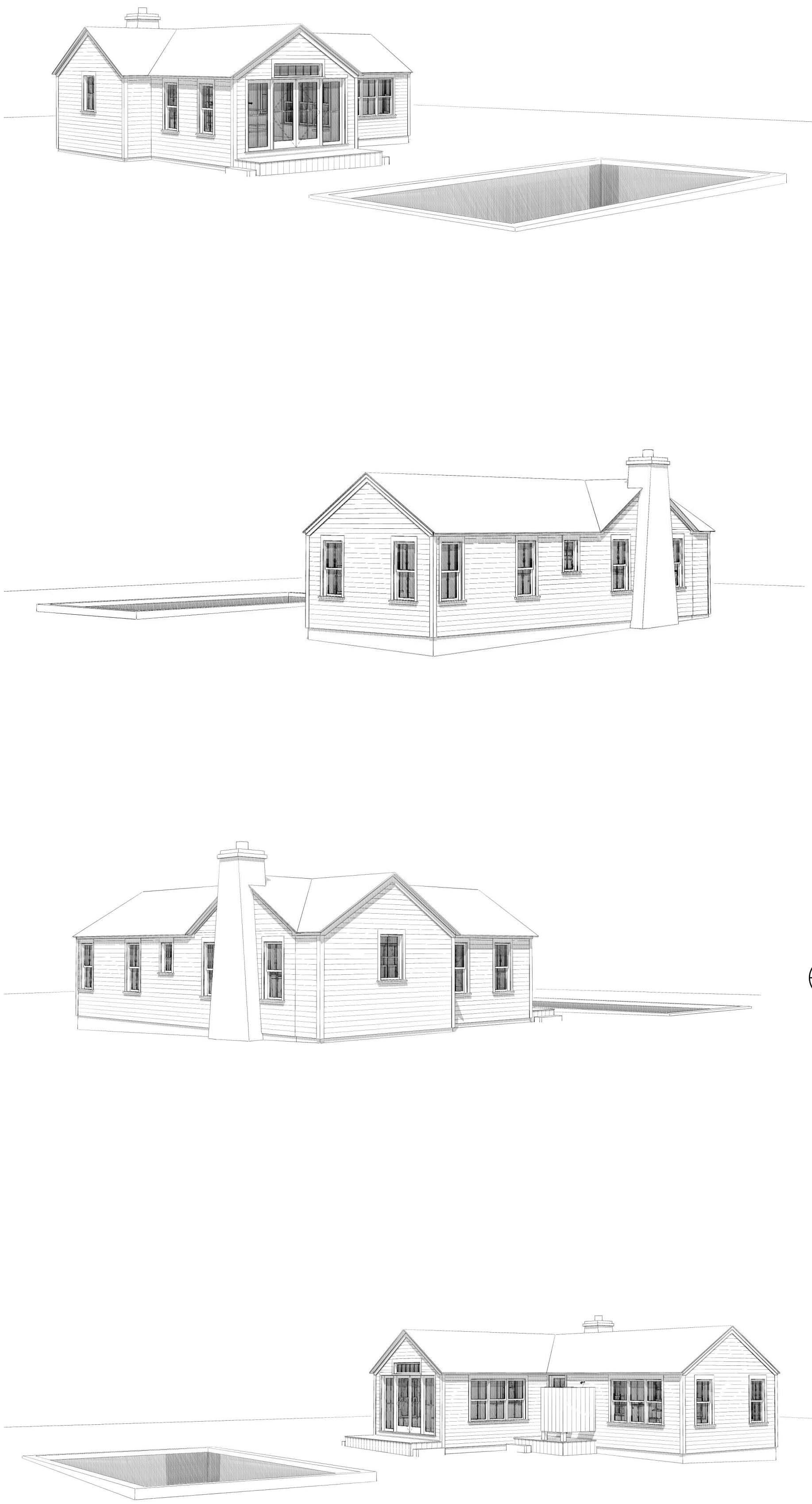
FOR PERMIT ONLY



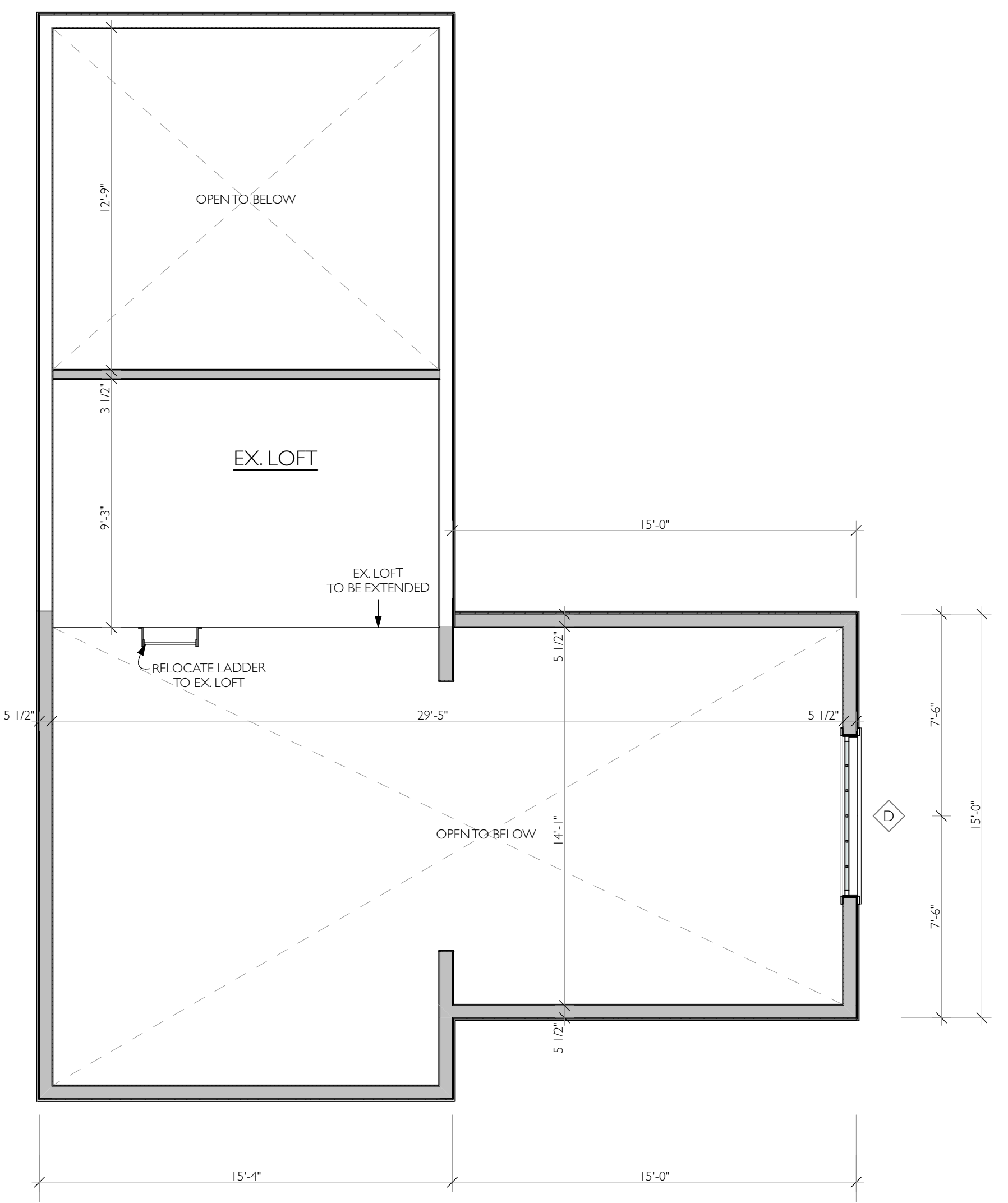
SET:	DATE:

PROJECT NAME:	BARBER GUEST HOUSE
ADDRESS:	443 SOUTH ROAD, CHILMARK, MA
SHEET TITLE:	SITE PLAN

DRAWN BY:	AT/MA
DATE:	2022-08-25
MAP/PARCEL:	25-1-1
JOB #:	20B07
DRAWING #:	

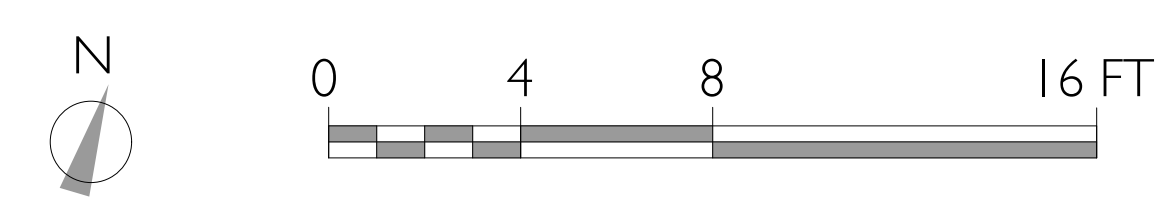


**FIRST FLOOR PLAN**  
SCALE: 1/4" = 1'-0"



**SECOND FLOOR PLAN**  
SCALE: 1/4" = 1'-0"

SQUARE FOOTAGE	
NAME	AREA (SQFT)
PROPOSED FIRST FLOOR AREA	773
PROPOSED FIRST FLOOR TOTAL	836



**FOR PERMIT ONLY**



SET:	DATE:

PROJECT NAME: **BARBER GUEST HOUSE**  
 ADDRESS: **443 SOUTH ROAD, CHILMARK, MA**  
 SHEET TITLE: **PROPOSED FLOOR PLAN**

DRAWN BY: **AT/MA**  
 DATE: **2022-08-25**  
 MAP/PARCEL: **25-1-1**  
 JOB #: **20B07**

DRAWING #: **A-101**



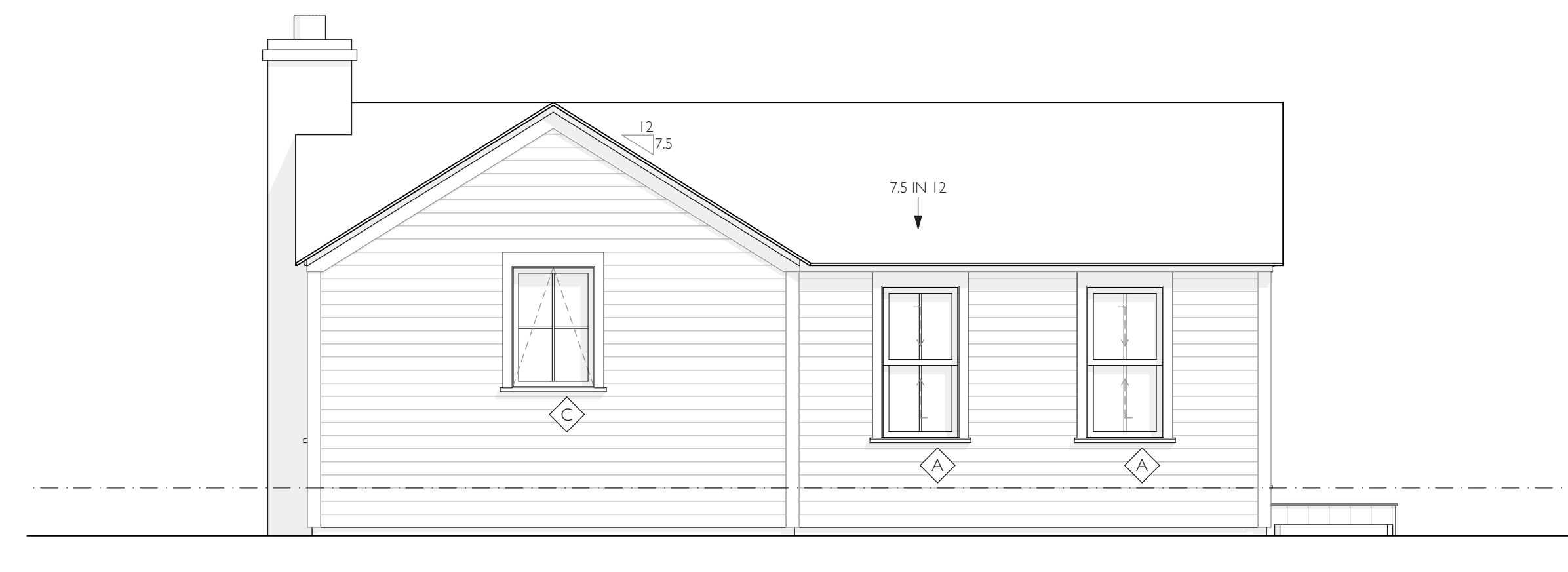
1 EAST ELEVATION  
SCALE: 1/4" = 1'-0"



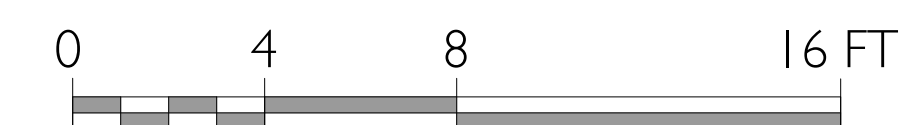
2 NORTH ELEVATION  
SCALE: 1/4" = 1'-0"



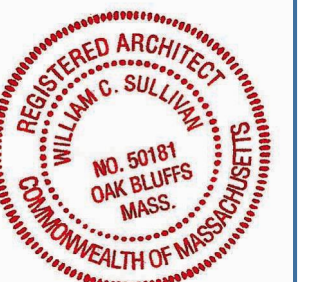
3 WEST ELEVATION  
SCALE: 1/4" = 1'-0"



4 SOUTH ELEVATION  
SCALE: 1/4" = 1'-0"



FOR PERMIT ONLY

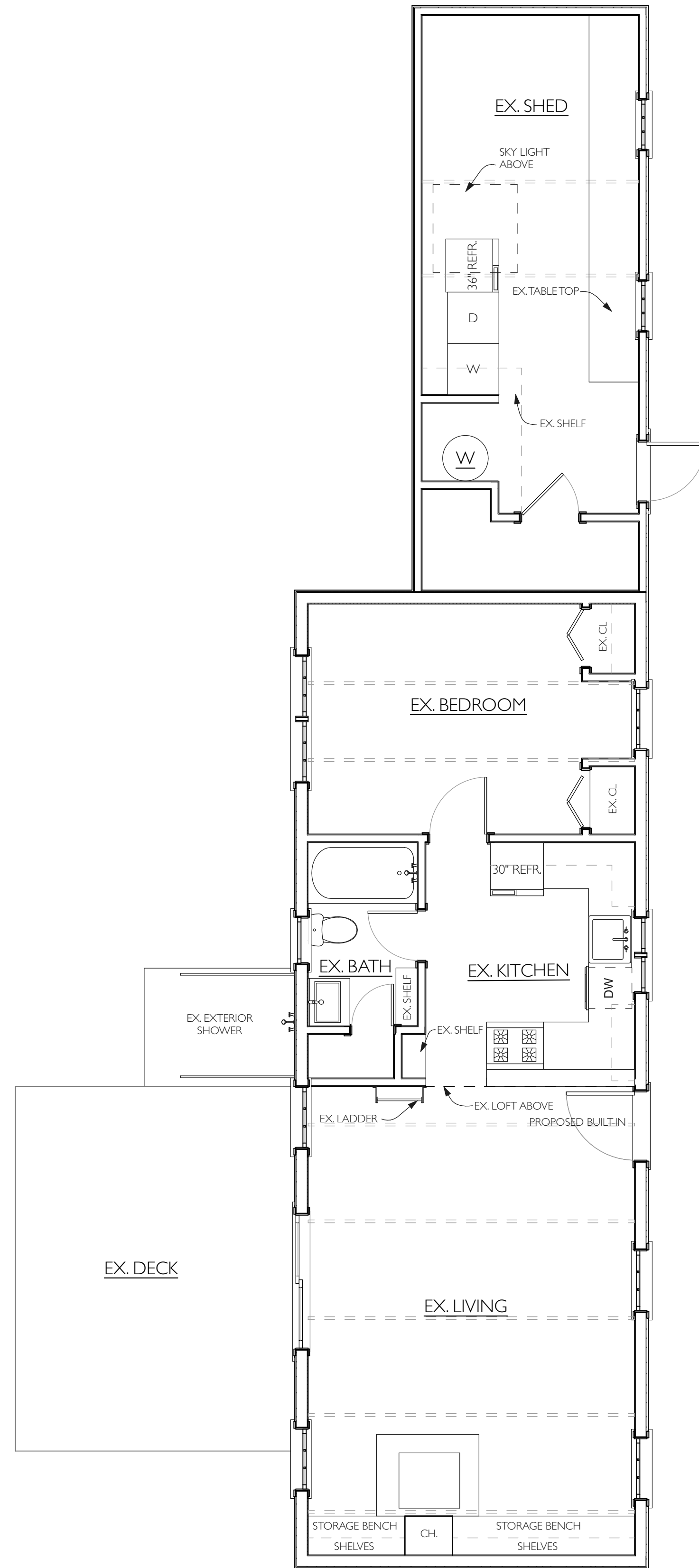


SET:	DATE:

PROJECT NAME: BARBER GUEST HOUSE  
ADDRESS: 443 SOUTH ROAD, CHILMARK, MA  
SHEET TITLE: PROPOSED EXTERIOR ELEVATIONS

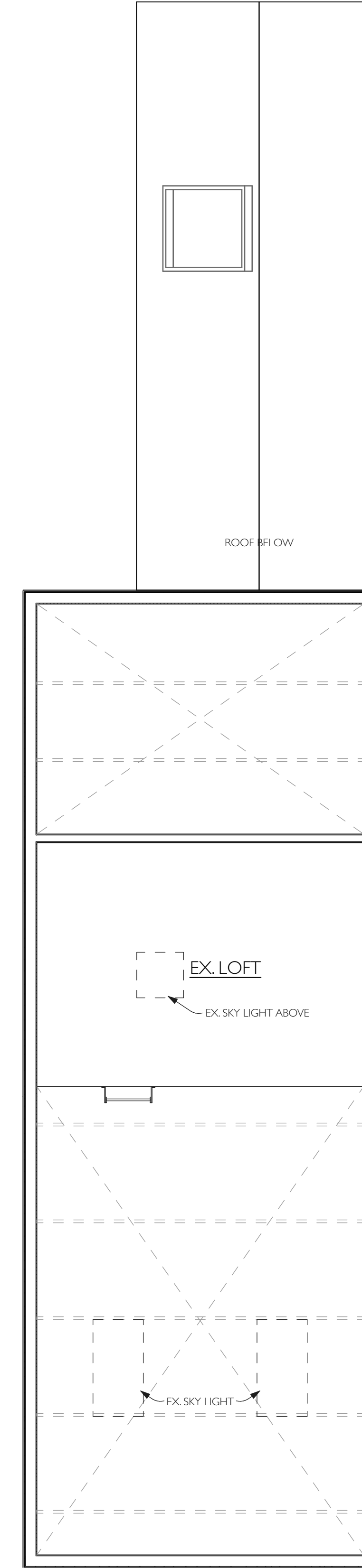
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DATE:	2022-08-25
MAP/PARCEL:	25-1-1
JOB #:	20B07
DRAWING #:	

A-201



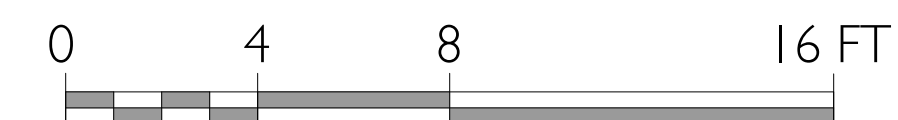
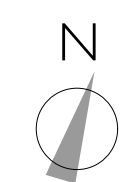
**FIRST FLOOR PLAN - EXISTING**

SCALE: 1/4" = 1'-0"



**SECOND FLOOR PLAN - EXISTING**

SCALE: 1/4" = 1'-0"



**FOR PERMIT ONLY**



SET:      DATE:

PROJECT NAME: **BARBER GUEST HOUSE**  
ADDRESS: **443 SOUTH ROAD, CHILMARK, MA**  
SHEET TITLE: **EXISTING FLOOR PLANS**

DRAWN BY: **AT/MA**

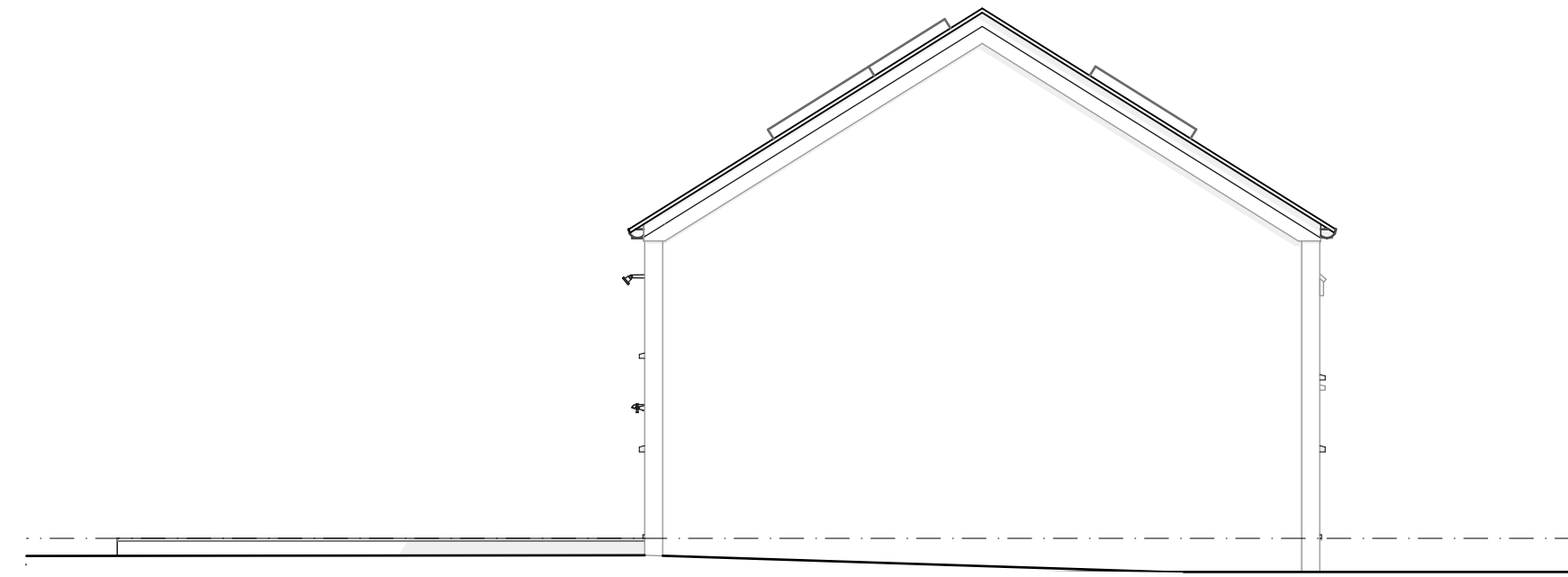
DATE: **2022-08-25**

MAP/PARCEL: **25-1-1**

JOB #: **20B07**

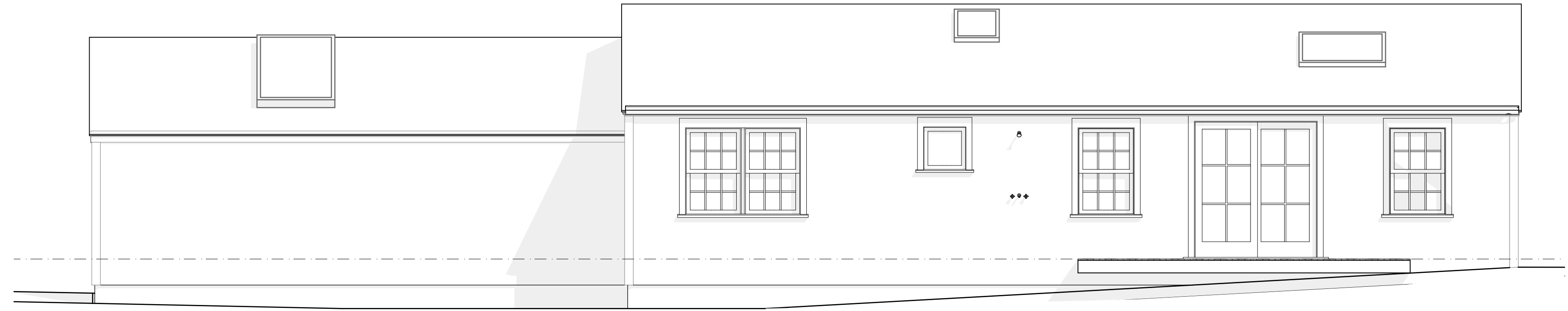
DRAWING #:

**X-101**



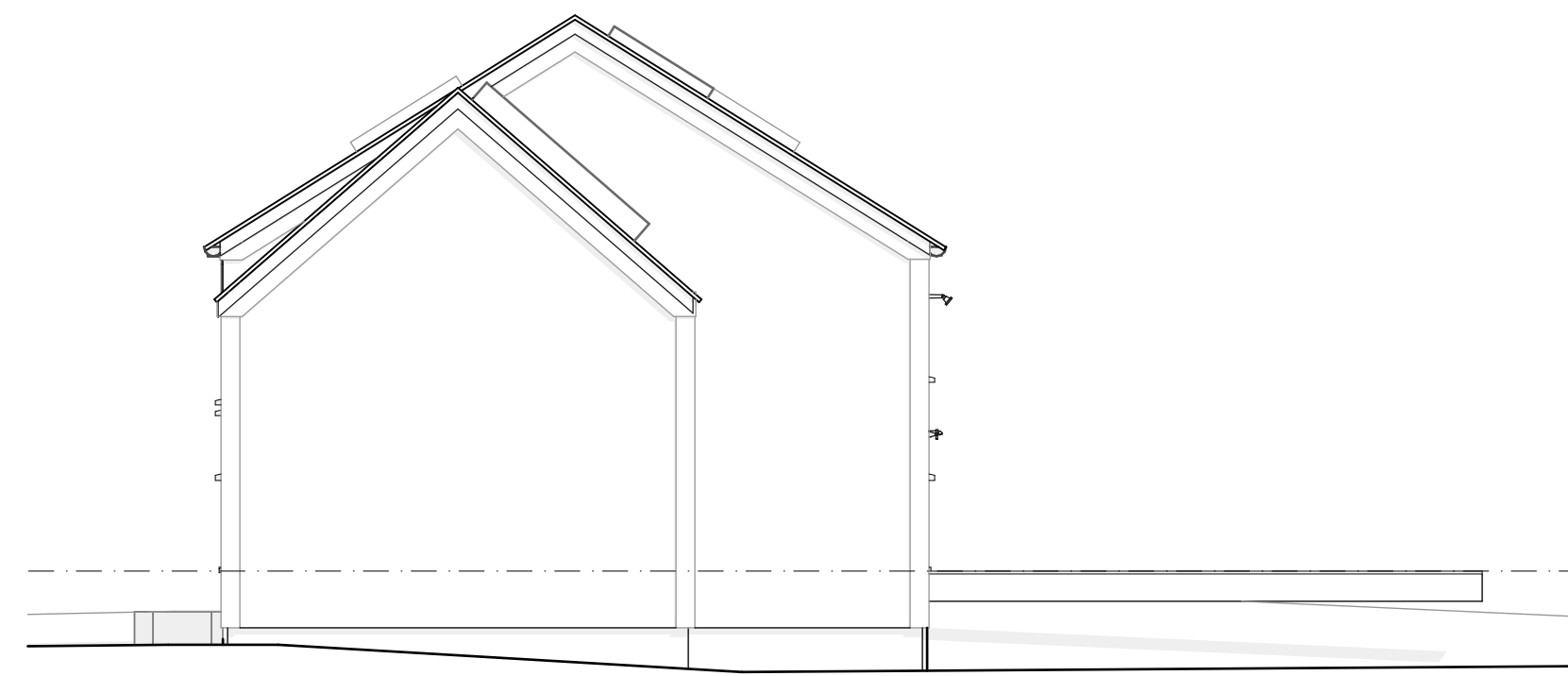
**SOUTH ELEVATION - EXISTING**

SCALE: 1/4" = 1'-0"



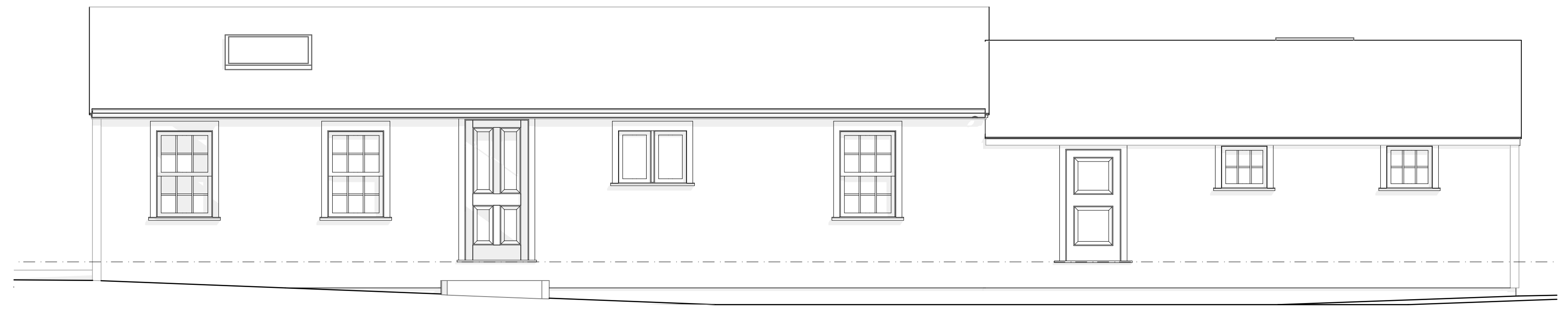
**WEST ELEVATION - EXISTING**

SCALE: 1/4" = 1'-0"



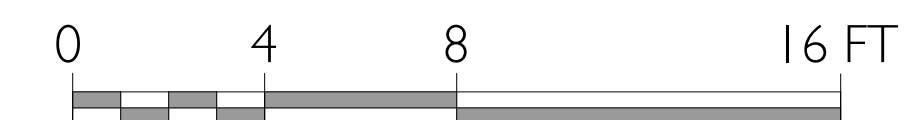
**NORTH ELEVATION - EXISTING**

SCALE: 1/4" = 1'-0"

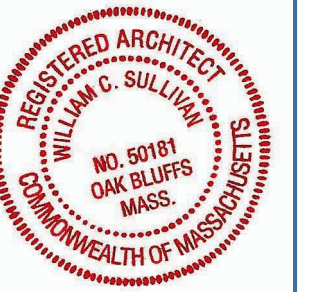


**EAST ELEVATION - EXISTING**

SCALE: 1/4" = 1'-0"



**FOR PERMIT ONLY**



SET:	DATE:

PROJECT NAME: **BARBER GUEST HOUSE**  
ADDRESS: **443 SOUTH ROAD, CHILMARK, MA**  
SHEET TITLE: **EXISTING EXTERIOR ELEVATIONS**

DRAWN BY:	AT/MA
DATE:	2022-08-25
MAP/PARCEL:	25-1-1
JOB #:	20B07
DRAWING #:	

**X-102**

# 443 SOUTH ROAD LLC

## SQUARE FOOTAGE CALCULATIONS

Map 25 Lot 1.1  
Bk 1459 Pg 668

TOTAL LOT SIZE = 5.18 acres

### ALLOWABLE SQUARE FOOTAGE

First 3 acres	= 3,500 s.f
<u>2.18 acres x 250 s.f. per acre</u>	<u>= 545 s.f</u>
<b>Total allowable square footage</b>	<b>= 4,045 s.f</b>

### PROPOSED SQUARE FOOTAGE

MAIN HOUSE	= 2,807 s.f
DETACHED BEDROOM	= 220 s.f
<u>GUEST HOUSE</u>	<u>= 842 s.f</u>
<b>Total Proposed square footage</b>	<b>= 3,869 s.f</b>

### **Note:**

The living space square footage of the proposed guest house is 778 square feet. This is under the 800 square feet allowed. Living space square footage does not count the area of the exterior walls.