



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

May 11, 2023

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 4.2A, Section 3

at the premises owned by (Owner of Record) SWB Limited Partnership

at 8 Greenhouse Lane (street address),

Assessor's parcel MAP 33 LOT 30

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

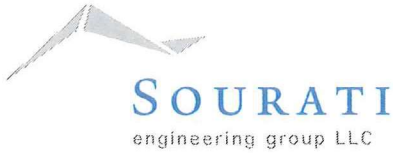
The project consists of the construction of a pickleball court. Please refer to the enclosed Site Plan for details.

Petitioner _____

George Sourati, Representative
PO Box 4458, 107 Beach Road, Vineyard Haven, MA 02568

Address _____

Telephone Number 508 - 693 - 9933



www.souratigroup.com

Martha's Vineyard Office
107 Beach Rd., Suite 202
P.O. Box 4458, Vineyard Haven, MA 02568
Phone: 508-693-9933, Fax: 508-693-4933

Nantucket Office:
35 Old South Road, Nantucket, MA 02554
Phone: 508-228-7888, Fax: 508-228-5511

May 11, 2023

Chilmark Zoning Board of Appeals
PO Box 119
Chilmark, MA 02535

RE: **SWB Limited Partnership**
Assessor's Map 33, Parcel 30
8 Greenhouse Lane
Chilmark, MA 02535
Construction of a pickleball court

Dear Board Members,

Below is an outline addressing compliance with the applicable subsections in Article 4.2A, Section 3 of the Chilmark Zoning Bylaw for a Pool/Tennis Court:

- a. **Permitting and Enforcement:** A petition for a Special Permit has been submitted to the Zoning Board of Appeals.
- b. **Application:** The owner has owned the subject property and existing dwelling since September 2, 2010, complying with the two-year ownership requirement of the principal dwelling before applying for a Tennis Court / Pickleball Court Special Permit. See property deed Book 1220 Page 540.
- c. **Use:** The proposed pickleball court will only be used by the residents of the principal dwelling and their guests.
- d. **Setbacks:** The pickleball court will be located 52'± from the closest property line to the east.
- e. **Enclosure:** The pickleball court will be enclosed by a 4' high stainless steel mesh fence and two gates. Please refer to the enclosed Site Plan for details.
- f. **Location:** The pickleball court will not be visible from a public way as Greenhouse Lane is a private road. The closest portion of the pickleball court will be located 297'± from State Road and will not be visible from State Road.
- g. **Covers:** Not applicable.

- h. Energy Use:** Not applicable.
- i. Light:** The pickleball court will not be lighted.
- j. Noise:** The pickleball court will be located 244' from the nearest abutting home located to the north.
- k. Screening and Landscaping:** Not applicable.
- l. Fire Protection:** Not applicable.
- m. Initial Filling:** Not applicable.
- n. Drainage:** Not applicable.

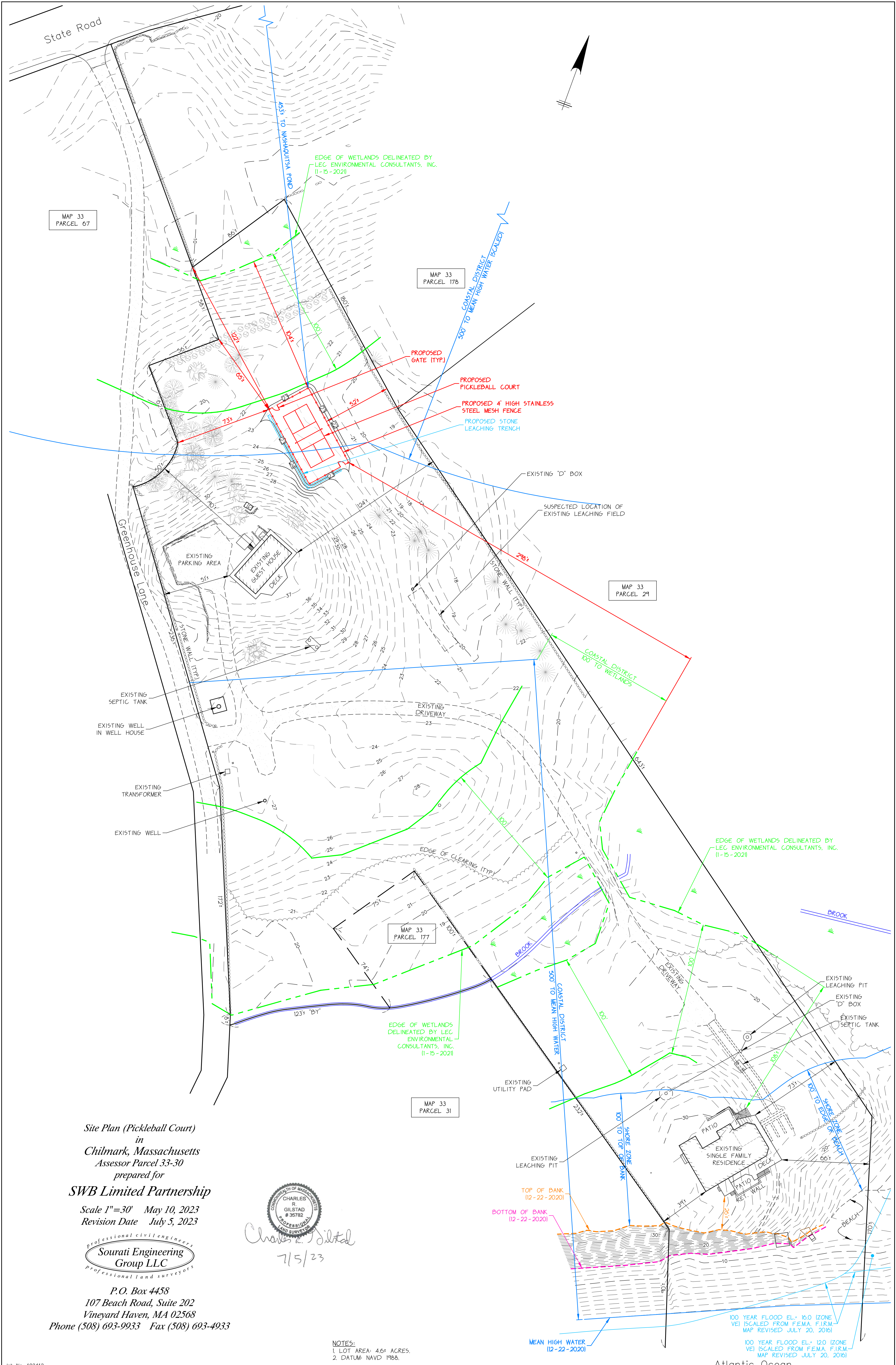
Please contact me if you have any questions.

Sincerely,



Bryan Collins
Sourati Engineering Group LLC

800 103012



Site Plan (Pickleball Court)
in
Chilmark, Massachusetts
Assessor Parcel 33-30
prepared for

SWB Limited Partnership

Scale 1"=30' May 10, 2023
Revision Date July 5, 2023



Sourati Engineering Group LLC
P.O. Box 4458
107 Beach Road, Suite 202
Vineyard Haven, MA 02568
Phone (508) 693-9933 Fax (508) 693-4933

Professional Land Surveyor
CHARLES R. GILSTAD
35782
7/5/23

NOTES:
1. LOT AREA: 4.6+ ACRES.
2. DATUM: NAVD 1988.

100 YEAR FLOOD EL. 150 (ZONE VE) (SCALED FROM FEMA F.I.R.M. MAP REVISED JULY 20, 2016)
100 YEAR FLOOD EL. 120 (ZONE VE) (SCALED FROM FEMA F.I.R.M. MAP REVISED JULY 20, 2016)

Atlantic Ocean



8 Greenhouse Lane

Chilmark, MA



June 20, 2023

1 inch = 141 Feet

www.cai-tech.com



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