



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

April 25 20 23

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 6, Section 6.6, and Article 6, Section 8.3

at the premises owned by (Owner of Record) 33 Lake Road Realty Trust, Shari Levitan trustee.

at C/O Holland & Knight, 10 St James Ave., 11th FL Boston, MA 02116
(street address),

Assessor's parcel MAP 35 LOT 6


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

To reduce existing non-conforming setback along the northern boundary line from approximately 18' to approximately 13' at northernmost corner of proposed addition to existing dwelling.

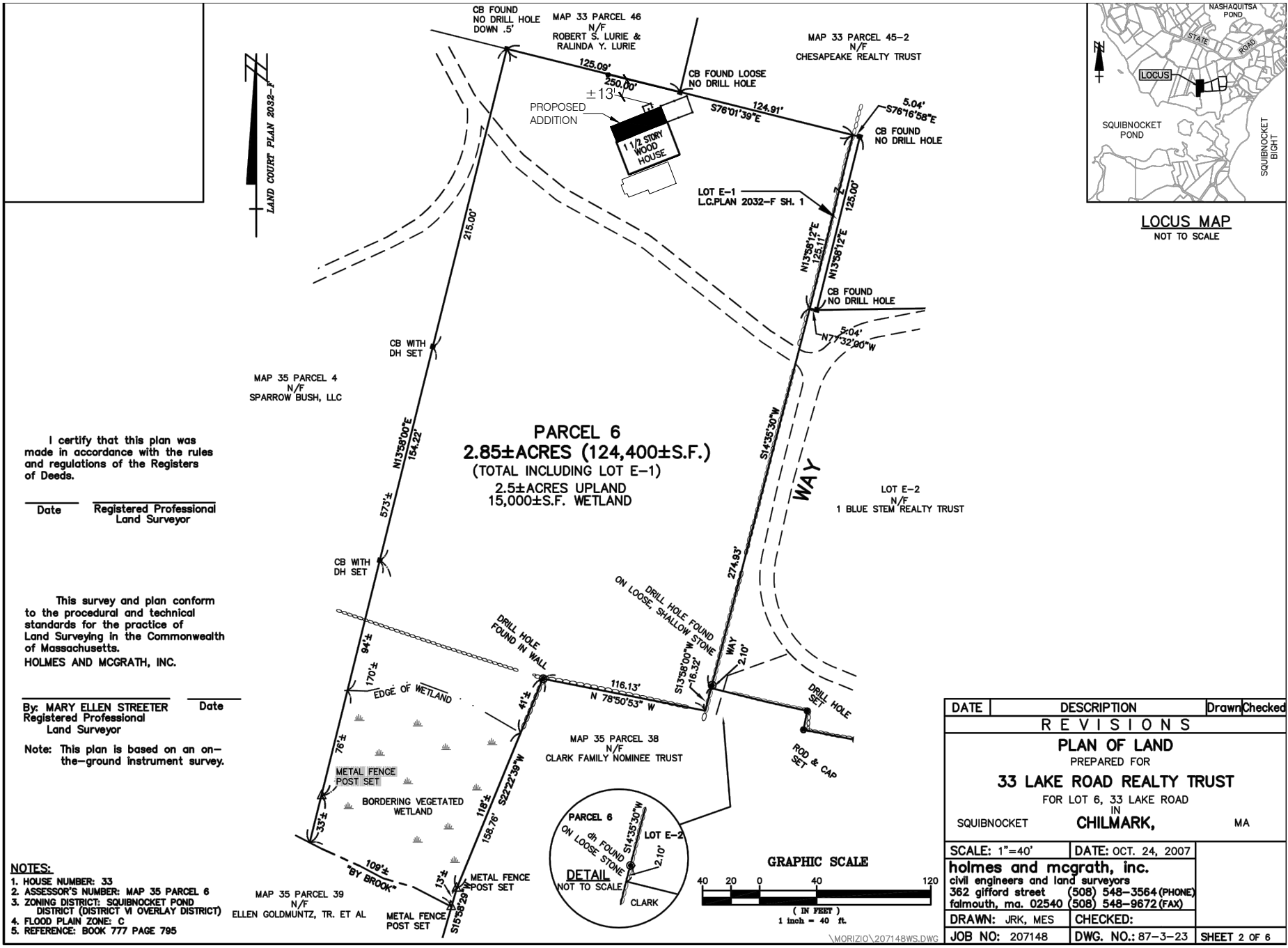
The proposed addition will remove the existing northern extension that's approximately 10' deep x 27' wide and replace it with a new one-story addition approx. 12' deep x 37' wide.

The existing peak of main roof, which will remain is about 13'-6" above grade....
the highest point of new roof will be reduced to about 11'-6" from about 13'-6" existing.


Petitioner Hugh Weisman, Architect

Address P.O. Box 22, Chilmark, MA 02535

Telephone Number 917-847-8320



I certify that this plan was made in accordance with the rules and regulations of the Registers of Deeds.

Date _____ Registered Professional Land Surveyor

This survey and plan conform to the procedural and technical standards for the practice of Land Surveying in the Commonwealth of Massachusetts.
 HOLMES AND MCGRATH, INC.

By: MARY ELLEN STREETER _____ Date _____
 Registered Professional Land Surveyor

Note: This plan is based on an on-the-ground instrument survey.

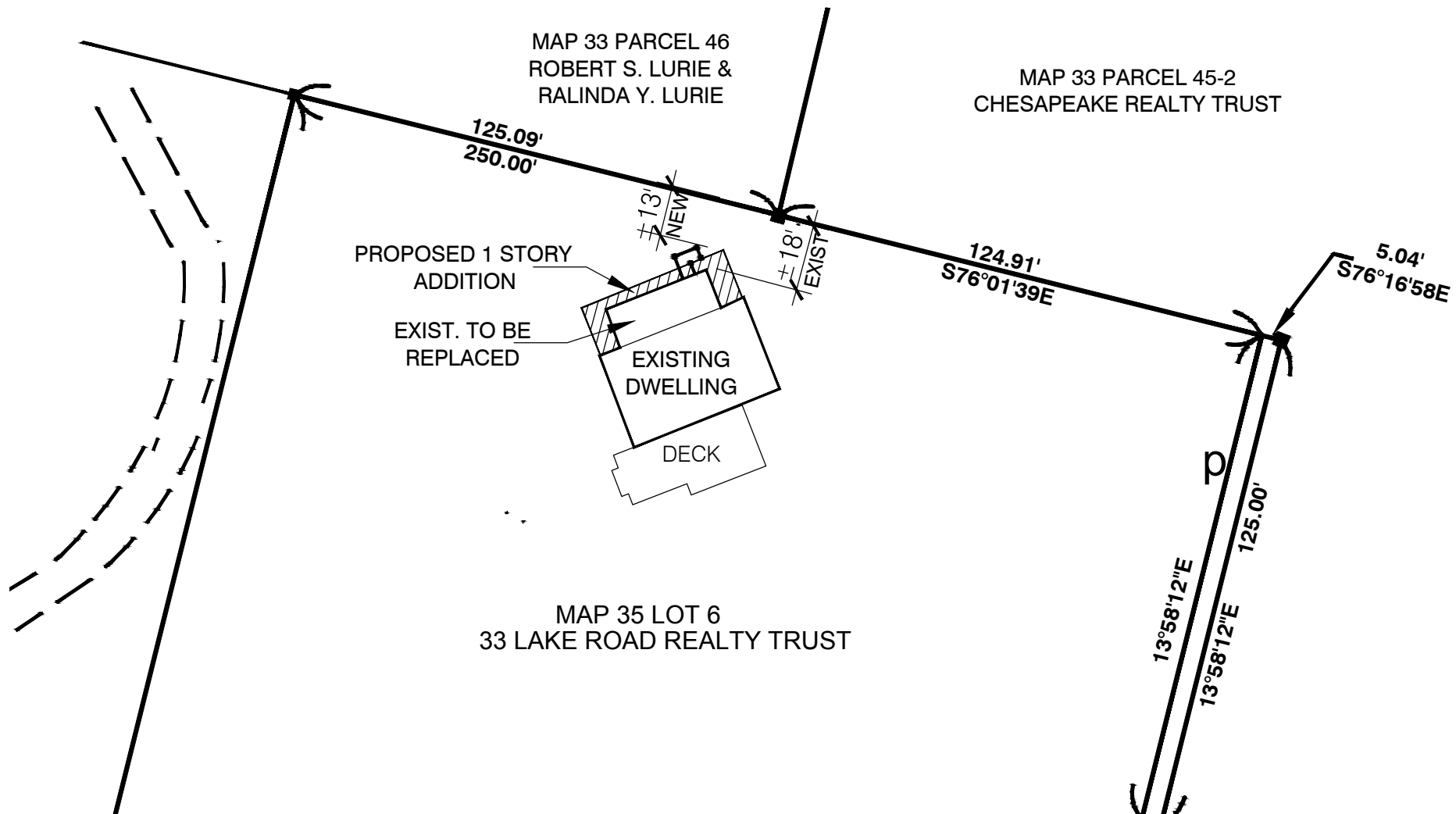
- NOTES:**
- HOUSE NUMBER: 33
 - ASSESSOR'S NUMBER: MAP 35 PARCEL 6
 - ZONING DISTRICT: SQUIBNOCKET POND DISTRICT (DISTRICT VI OVERLAY DISTRICT)
 - FLOOD PLAIN ZONE: C
 - REFERENCE: BOOK 777 PAGE 795

DATE	DESCRIPTION	Drawn	Checked
REVISIONS			
PLAN OF LAND			
PREPARED FOR			
33 LAKE ROAD REALTY TRUST			
FOR LOT 6, 33 LAKE ROAD			
IN			
SQUIBNOCKET		CHILMARK, MA	
SCALE: 1"=40'	DATE: OCT. 24, 2007		
holmes and mcgrath, inc. civil engineers and land surveyors 362 gifford street (508) 548-3564 (PHONE) falmouth, ma. 02540 (508) 548-9672 (FAX)			
DRAWN: JRK, MES	CHECKED:		
JOB NO.: 207148	DWG. NO.: 87-3-23	SHEET 2 OF 6	

33 LAKE ROAD - PROPOSED ADDITION

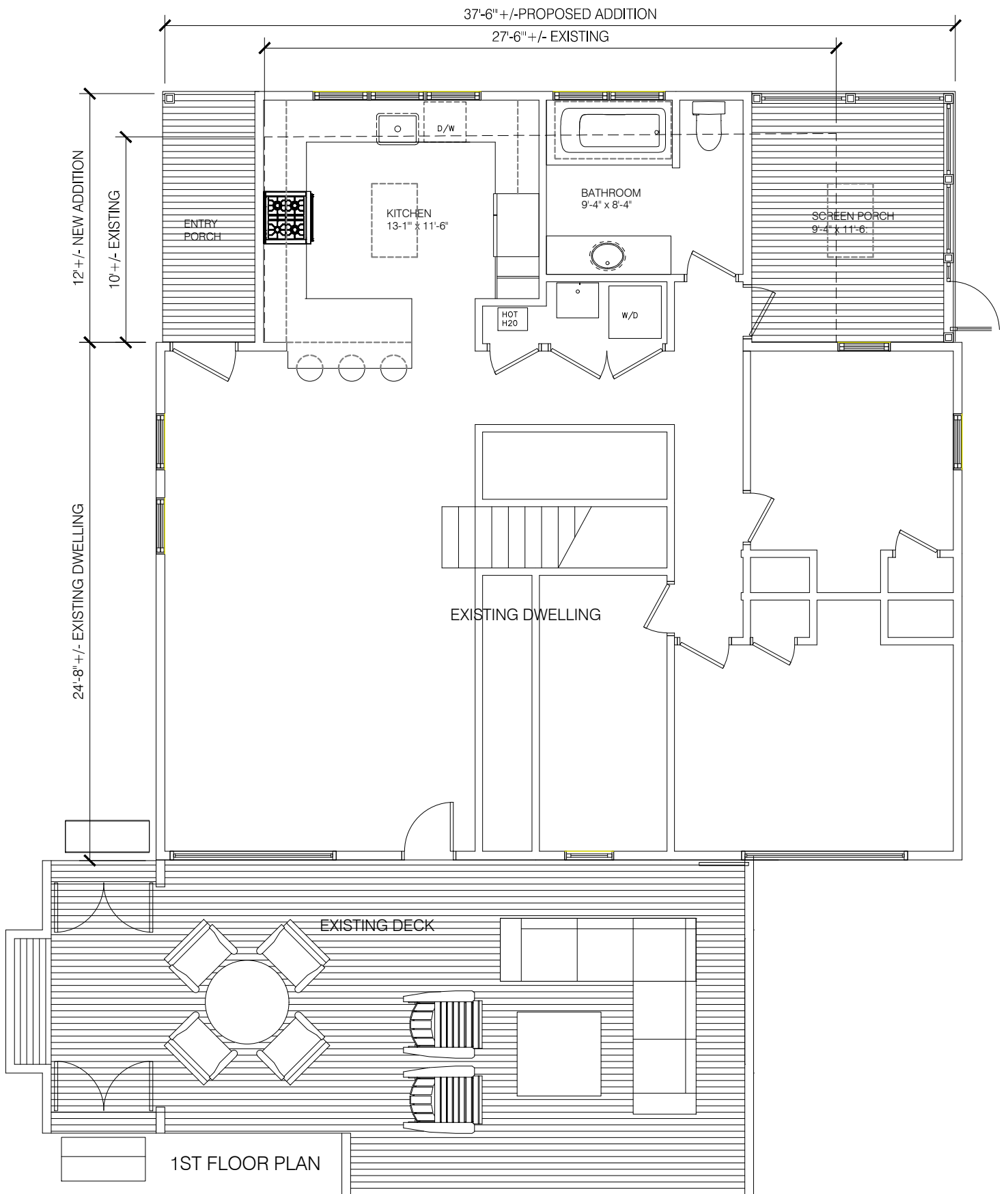
APRIL 25, 2023

SCALE:



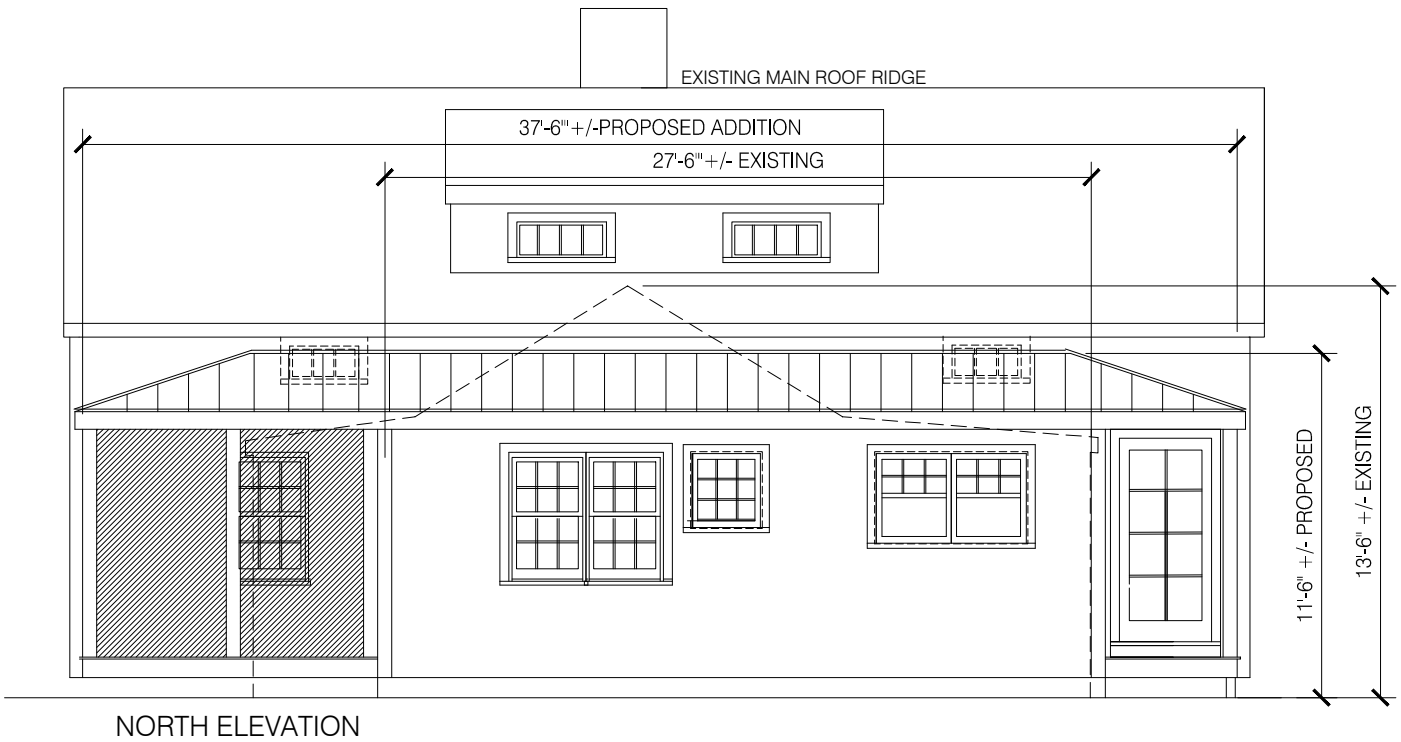
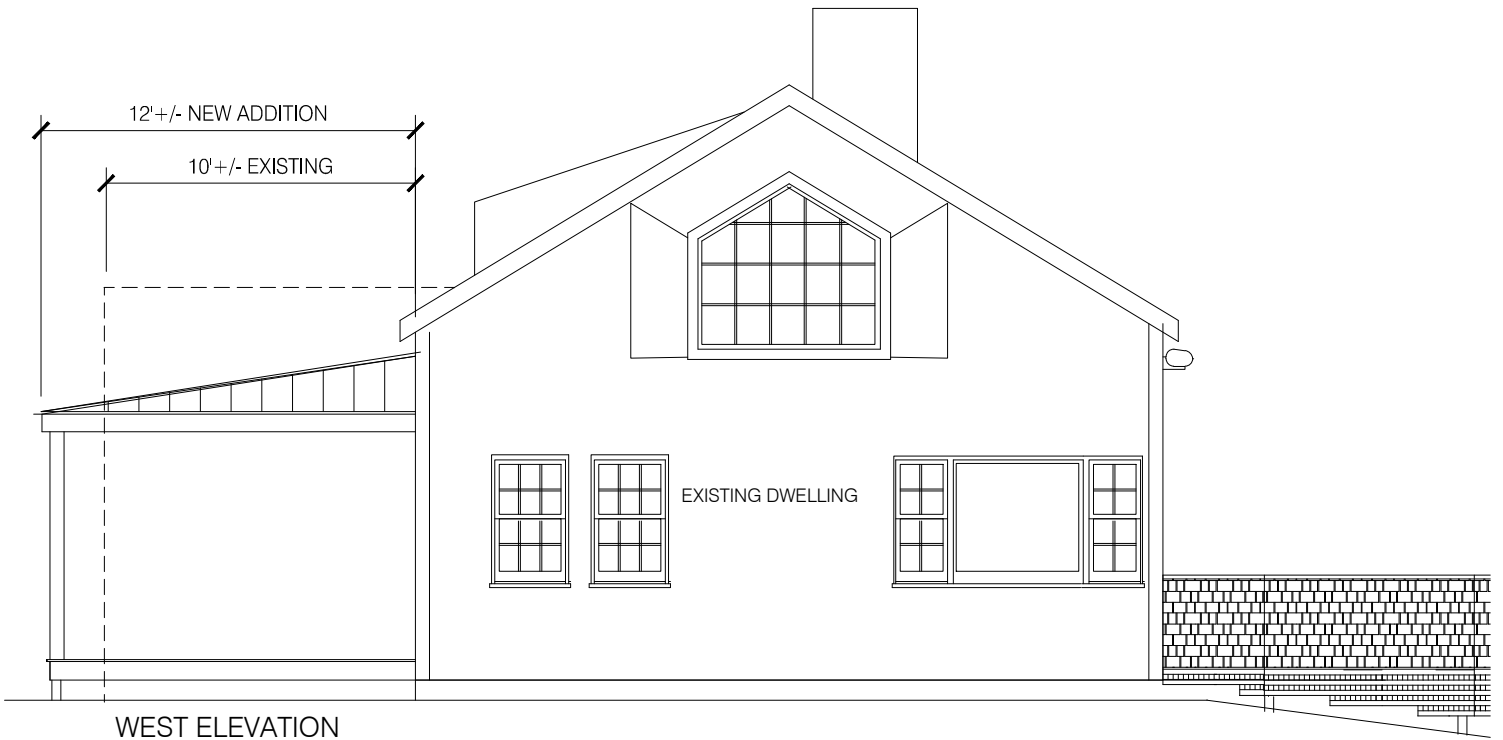
33 LAKE ROAD - PROPOSED ADDITION

APRIL 25, 2023



33 LAKE ROAD - PROPOSED ADDITION

APRIL 25, 2023



33 LAKE ROAD - PROPOSED ADDITION

APRIL 25, 2023

MAP 33 LOT 46 CONSENT

From: [REDACTED]
Date: April 25, 2023 at 7:09:42 AM EDT
To: [REDACTED]
Subject: Property Setback
Reply-To: [REDACTED]

I, Robert S. Lurie, am a trustee of the Lurie Nominee Trust, owner of 24 Lake Road Map 33, Lot 46.

I understand that the Lee's would like to construct an addition to their existing dwelling at 33 Lake Road that will be set back less than the 50' minimum distance to the lot line required by zoning, and that the actual setback will be about 13' as opposed to the existing setback of about 18'. The new construction infringing on the setback is about 13' from my lot line.

I consent to the reduced setback.

Robert S. Lurie