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Wrentham Zoning Board

TOWN OF WRENTHAM
ZONING BOARD OF APPEALS
WRENTHAM TOWN HALL

79 SOUTH STREET
WRENTHAM, MASSACHUSETTS 02093
P: (508) 384-5441 | F: (508) 384-3174

planning@wrentham.ma.us | pmcgill@wrentham.ma.us

APPLICATION FOR HEARING

Application No: 2021-05

Date: March 29, 2021

1. APPLICATION TYPE

- Special Permit Accessory Dwelling Unit (ZBL Art. 4.11 & 9)
- Special Permit Accessory Buildings (ZBL Art. 6.9 & 9)
- Appeal of Building Inspector Decision (ZBL Art. 11 / M.G.L. Ch. 40A, §8)
- Special Permit Home Occupation (ZBL Art. 4.5 & 9)
- Special Permit Bed and Breakfast Home (ZBL Art. 4.6 & 9)
- Variance (ZBL Art. 10 / M.G.L. Ch. 40A, §10)
- Comprehensive Permit (M.G.L. Ch. 40B, §20-23)
- Special Permit Non-Conforming Lots/Structures/Uses (ZBL Article 3.4, 9 / M.G.L. Ch. 40A, §6)
- Special Permit Conversion of 1 Family to 2 Family (ZBL Art. 13.4 & 9)

2. OWNER OF RECORD: George Morin and Cynthia Morin as Trustees of The Morin Realty Trust

FULL ADDRESS: 15 Kay Street, Attleboro, MA 02702

PHONE: 508-226-4000 EMAIL: dmanoog149@aol.com

Deed recorded in the Norfolk County Registry of Deeds: Book 30733 Page 555

3. NAME OF APPLICANT (If Not Owner): Same as owner

FULL ADDRESS: _____

PHONE: _____ EMAIL: _____

4. SITE INFORMATION

FULL ADDRESS: 9 and 10 Wolford Road, Wrentham, MA

ZONING DISTRICT: R-87 ASSESSOR'S MAP: A-J10 BLOCK/LOT: 2 Lots 6 and 9

- OVERLAY DISTRICTS:
- Aquifer Protection
 - Special Use District
 - Medical Marijuana SU
 - Watershed District

EXISTING BUILDING ON PREMISES? (Y/N): yes

Square Footage/Use of Existing Building: 975 Square feet

5. PROPOSED PROJECT

Proposed Building Footprint: 975 sq. feet Proposed Building Gross Floor Area: 975 sq. feet

Proposed Use of Building(s) & Extent of Alterations: Renovation of existing home located at 10 Wolford Road

The existing structure will continue to be used as a single family residence. Also, the construction of a two car garage accessory building with a two bedrooms and a bath over the proposed new garage. In addition the establishment of two (2) additional non conforming lots for single family residential dwellings as indicated on the plans attached hereto. See also Exhibit A attached for a more particular explanation for the establishment of said additional lots.

Provisions or regulations of zoning bylaw (ZBL) or State Enabling Act under which hearing request is made:

Section 3.4 Nonconforming lots, structures and uses.

State grounds for requested action: See Exhibit A attached hereto and made a part hereo as if fully set forth hereat

6. REQUIRED SIGNATURES:

- Please Note: Both signatures 6A and 6B are required and must be obtained prior to submission.
- Required signatures are the responsibility of the Applicant.
- Failure to obtain all required signatures may cause a delay in processing.

6A. REQUIRED SIGNATURE(S): APPLICANT AND/OR OWNER: Both the Applicant and at least one Property Owner signature must be submitted.

The undersigned, being the **APPLICANT** and **OWNER(S)** named above, hereby applies for a Hearing with the Wrentham Zoning Board of Appeals and certifies that, to the best of the APPLICANT'S knowledge and belief, the information contained herein is correct and complete and that said PLAN conforms with the requirements of the Zoning By-Law of the Town of Wrentham, MA.

Applicant's Signature *Cynthia B. Monica Trustee* Date: *3-29-2021*
OWNER + Applicant

Property Owner's Signature _____ Date: _____
(If Not Applicant)

6B. REQUIRED SIGNATURE: TAX COLLECTOR

To be completed by the **Tax Collector**: The Office of the Tax Collector verifies that there are no outstanding taxes due by the Property Owner to the Town of Wrentham, MA.

*Note: Delinquent bills must be paid in full before your application can be processed.
Please make arrangements to pay all outstanding bills to the Tax Collector's Office.*

Suzanne McGloachlin Initial *SM* Date *4/1/21*
Tax Collector's Office - Name (Please Print)