



**TOWN OF HINGHAM PLANNING BOARD
210 CENTRAL STREET
HINGHAM, MA 02043**

For instruction on how to complete, please see the Planning Board Regulations Relative to the Issuance of Special Permits and Site Plan Review, available at www.hingham-ma.com or at the Planning Board Office

APPLICATION FOR SPECIAL PERMIT A-3 **DATE** April 25, 2019

Parking Determination

Parking Waiver

Flexible Residential Development

The undersigned hereby petitions the Hingham Planning Board for a Special Permit A-3.

Subject Property 103-105 North Street and 11 Bank Ave. Zoning District Bus. District A, Downtown Overlay District

Petitioner's Name: REB, LLC

Petitioner's Address: P.O. Box 948, Hanover MA 02339.

Brief Description of Work:

Applicant proposes to construct eight (8) one bedroom apartments and 1,750 square feet for retail use on the ground floor.

Applicant proposes twenty nine (29) parking spaces; on 11 Bank Ave, eight (8) spaces in garage for apartments and seven (7) spaces for retail; and fourteen (14) outdoor spaces on 103-105 North St.

The applicant is requesting waiver as it relates to ZBL, V-A regarding parking dimensional requirements and designated loading space.

Ownership and Contact Information

The undersigned is _____ the owner of the subject property, or the holder of a written option to purchase the subject property, or _____ the holder of a valid lease to the subject property. (In this last instance written authorization from the property owner must be submitted with the other application documents.)

Record title to the subject property stands in the name(s) JMGH Hingham, LLC (103-105 North St.)
Dennis S. Ciolkosz and Mary C. Ciolkosz (11 Bank Ave.)

Address of owner of record 18 Grasshopper Lane, Scituate (103-105 North St.)

39 Pelham Walk, Plymouth (11 Bank Ave.)

Title Reference: Book 49863 Page 104 (103-105 North St.) and Book 4906 Page 258 (11 Bank Ave.)
(Unregistered land) Plymouth County Registry of Deeds, Book _____, Page _____
(Registered land) Land Court Certificate of Title No. _____, Book _____, Page _____

State briefly what is currently on the premises: _____

103-105 North Street; Nine (9) one bedroom apartment; 16,300 square feet

11 Bank Ave: Vacant land containing .73 acres

Attorney, agent, or other representative acting for petitioner:

Name Walter B. Sullivan, Esq. Address 80 Washington Street, Building B Suite 7
Norwell MA 02061

Name _____ Address _____

Written evidence of agent's standing to represent petitioner may be requested.

Signed as a statement of fact under the pains and penalties of perjury, this 25 day of April, 2019

SIGNATURE Walter B. Sullivan

PRINT Walter B. Sullivan

Address 80 Washington Street, Building B Suite 7, Norwell MA 02061

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