

# Leicester Zoning Board of Appeals

## Special Permit & Variance Application Form

 PERMIT TYPE: ☒ Special Permit ☐ Variance

 Date: 7-29-20

CONTACT INFORMATION			
Property Owner:			
Name:	Richard + Kathleen Nichols		
Company Name:	—		
Signature:	Richard Nichols		
Address:	32 Lakeshore Dr. Leicester MA 01524		
Phone:	508-479-4834	Email:	RCWNichols@gmail.com
Applicant:			
Name:	Richard Nichols		
Company Name:	—		
Signature:	Richard Nichols		
Address:	32 Lakeshore Dr. Leicester MA 01524		
Phone:	508-479-4834	Email:	RCWNichols@gmail.com
Primary Contact Person: (The person that will be contacted by Town staff during the application process.)			
Name:	Richard Nichols		
Company Name:	—		
Address:	32 Lakeshore Dr. Leicester MA 01524		
Phone:	508-479-4834	Email:	RCWNichols@gmail.com
PROJECT INFORMATION			
Project Address:	32 Lakeshore Dr.	Zoning District:	S/A
Assessors Map & Parcel #	28A D-4		
Deed Reference (Book/Page):	23989/383		
Size of Proposed Structures:	20'x24'	Total Lot Area:	16,000 sq/ft
Water Source:	—	Sewer Source:	—
Applicable Zoning Bylaw Section(s):	1.5.01		
Brief Project Description:			
Please include a brief description on this form (i.e. do not write "see attached"). [Examples: construction of a 10' x 20' shed in the front yard of an existing home; installation of a 60s.f. freestanding sign (special permit required to exceed 50 s.f.)]			
Construction of a 20x24 storage shed in the front yard of an existing home.			



**PROJECT INFORMATION, Continued****State Briefly Reasons for Variance or Special Permit:**

See Zoning Board of Appeals Instructions for Variance and Special Permit Applications. You may use the space below and/or attach additional pages as necessary to fully describe the application and reasons for the variance or special permit.

I am seeking a special permit to construct a 20'x24' shed in my front yard, I cannot construct it in my back or side yard for the following reasons, there is a lake in my back yard we want to avoid conservation issues, it does not fit in the back or side yard, our well is in our back yard, we have irrigation system in our back yard. we have underground wiring for outdoor sound systems we are building this shed for extra storage we don't have storage in our house. this shed will not block anyones view and we are the last house on a dead-end private road so no traffic drives by it.

**APPLICATION CHECKLIST:**

Use this checklist to ensure you have provided all required information.

**Three (3) copies of all paper submittals are required except where noted.**

<input type="checkbox"/> Application Form	<input type="checkbox"/> Any supplemental information where applicable (letters, detailed project information, etc.)	<input type="checkbox"/> Plans (1-full-size & 2 11"x17")
<input type="checkbox"/> Certified Abutters List (1 copy)	<input type="checkbox"/> Fee (\$175) - check payable to the Town of Leicester	<input type="checkbox"/> .pdf copy of all submitted documents (CD or USB Drive)

***Submit the full application to the Town Clerk's Office***



