



Town of Walpole
Commonwealth of Massachusetts
Zoning Board of Appeals

Town Hall
 135 School Street
 Room 212
 Walpole, MA 02081
 ZBA@walpole-ma.gov

APPLICATION FOR PUBLIC HEARING

Fee: N/A

FOR COMPREHENSIVE PERMIT APPLICATIONS SEE ZBA RULES AND REGULATIONS FOR COMPREHENSIVE PERMITS

Name of Applicant: 55 SS LLC and Fairfield Summer Street LLC Date: June 7, 2023

Mailing Address: 6 Lyberty Way Suite 203 Westford MA 01886 Telephone # 978.505.1720 and 781.572.7712

Applicant's Email: David Hale - dhale@omniproperties.com, Robb Hewitt - rhewitt@ffres.com

Location of Subject Property: 55 Summer Street Walpole MA

Owner's Address (if different than applicant): 6 Lyberty Way Westford / 5 Burlington Woods Burlington

Owner of Subject Property (if different than applicant): Same as Applicant

Owner's Email and Telephone # (if different than applicant): Same as Applicant

Previous ZBA Decision Case #: 03-20 Date of previous case: Approved 7/14/21 Assessors

Map and Lot # 52-59 and 52-78-1 Zoning District: LM

Case # _____ (assigned by ZBA office)

Please fill out the appropriate request(s) below:

1. Request a **SPECIAL PERMIT** under section _____ of the Zoning By-Laws to allow

N/A

* Zoning Enforcement Officer's Initial: _____

2. Request a **VARIANCE** from section _____ of the Zoning By-Laws to allow

N/A

* Zoning Enforcement Officer's Initial: _____

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3. Is an **ADMINISTRATIVE APPEAL** from an action taken by the Building Inspector or other administrative official

_____ with respect to _____

(Name of official)	(Describe)
N/A	

4. Request for a **COMPREHENSIVE PERMIT** pursuant to Massachusetts General Laws, Chapter 40B, Section 20 – 23, as amended, to allow: the following changes regarding case #03-20: In summary, we propose adding a 56-unit rental building on lot 2 that will replace the 56 single ownership units. In addition we propose to move 3 town house rental buildings from lot 1 to lot 2. These actions will move units away from abutters, decrease the use of the buffer, decrease the impervious coverage, move units away from the rail bed, reduce the bedroom count by approximately 33, increase the SHI by 42 units and eliminate the need for an HOA as the lots will have unified ownership.

Please attach supplemental information if applicable.

Signature of Zoning Enforcement Officer _____

N/A

Property Owner's Signature _____

Check if project requires Historical
Commission Review

DS Hale *R Hewitt*

Property Owner's Name (printed) _____

55 SS LLC (David Hale) _____

Fairfield Summer Street LLC (Robert Hewitt) _____

Applicant's Name (printed) _____

55 SS LLC (David Hale) _____

Fairfield Summer Street LLC (Robert Hewitt) _____

Applicant's Signature _____

DS Hale *R Hewitt*

Owner's Address 6 Lyberty Way Westford / 5
Burlington Woods Burlington

Please Note: The applicant is advised that while the board staff may assist on procedural matters, **no legal or other advice shall be given. It is the applicant's responsibility** to determine the chapter and section necessary for an application to be accurate. Otherwise, the applicant must look to their own attorney or other advisors in this regard.

Relationship to Property Involved Owners