

Case # 52-2021  
Date Filed: 15 September 2021

DECISION OF THE ZONING BOARD OF APPEALS  
ON THE REQUEST FOR A SPECIAL PERMIT

Owners/Applicants: William J. Lynch III & Beth Anne Lynch  
Book: 731 Page: 867

At a meeting held remotely via Zoom on Wednesday, 6 October 2021, the Edgartown Zoning Board of Appeals voted unanimously (5-0) to grant a special permit under section 10.1 G of the zoning bylaw to permit the construction of additions to a preexisting, nonconforming structure on a preexisting, nonconforming lot located at 89 South Water Street (Assr. Pcl. 29B-17) as shown on the site plan dated 24 March 2021 by Schofield, Barbini & Hoehn and on the floor plans and elevations by Music Street Architects dated October 2021

FINDINGS:

1. The board found the proposal to be appropriate and in harmony with the general purpose and intent of the bylaw: both the existing house and the lot are nonconforming, however the proposal does not substantially increase the nonconformity.
2. The proposal preserves and enhances the historic façade fronting on South Water Street. The bulk of the proposed addition is at the rear of the property and does not impact the view from the street.
3. The board finds that the proposal is in keeping with both the size and style of the historic neighborhood. Three abutters either wrote or spoke in support of the proposal.
4. There were no objections to the project from any town boards or departments.

This decision of the Board of Appeals and a record of proceedings are on file in the Zoning Board office and in the office of the Town Clerk, Town Hall under Case No: 52-2021.

Zoning Board of Appeals,

Lisa C. Morrison, Assistant

Note: This decision was filed in the office of the Town Clerk on 15 October 2021. Appeals, if any, should be made pursuant to Section 17 of Chapter 40A of the Massachusetts General Laws and should be filed within 20 days of the filing of this decision in the office of the Town Clerk.

\_\_\_\_\_2021

I hereby certify that no appeal has been filed in the twenty-day period following the date of filing this decision.

Attest: \_\_\_\_\_