



June 17, 2021

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Town of Wareham Zoning Board of Appeals
Attn: Planning & Zoning Department
Memorial Town Hall
54 Marion Road
Wareham, MA 02571

RE: 80 Mayflower Ridge Drive Map #132/A, Lot#1078 A & B Variance & Special Permit

Dear members of the Zoning Board of Appeals,

I am writing to you on behalf of Dana Levy and Denise Furlong, the owners of 80 Mayflower Ridge Drive. The owners have long enjoyed summers in Wareham and are excited about the possibility of moving there full time. Dana and Denise are planning to retire and live in the town of Wareham with the desire to have a sustainable, age-in-place home. In working with them and exploring the design we have found the following existing conditions and kindly ask to the board of appeals consideration for a proposed new home.

The Existing parcel is located at 80 Mayflower Ridge Drive, Map #132/A, Lot#1078 A & B, and is for residential use only. The General Conditions of the 1.01 acres parcel have an existing Seasonal Summer Cottage constructed in 1882. It is a 587 Sq. Ft. Cottage, Single Story, Un-insulated Wood Shingle Structure.

We are requesting a Variance and Special permit for the construction of a new home on the site. The owner would like to build a new Single Family, Primary residence with the livable space of 1892 square feet. The New Residence would be a 2 Story, 2 Bedroom, 3 Bathroom, age-in-place home. The Existing 587 square foot seasonal cottage is intended to remain with no work planned.

We kindly ask the Zoning Board of Appeals to consider our request for a variance in this case. The owner and our team would be happy to meet with you if you have further questions or clarifications. For further information or clarification please feel free to contact me at 718-783-0363.

Thank you,

Illya Azaroff, FAIA

