

John Smallcomb
18 Del Prete Drive
Hingham, MA 02043
617-894-5442

29 August 2020

Town of Hingham
210 Central Street
Hingham, MA 02043

Attention: Zoning Board of Appeals

Dear Zoning Board of Appeals,

I am seeking a variance from the zoning by-laws to replace an existing six (6) foot fence with a new (8) foot fence. The location of the fence is within the 15-foot set-backs of the side of the property, and I understand that relief from the by-laws is needed to locate a fence of this height within the set-backs.

Please find attached Form 2, Form 2B and the below supporting information for your consideration of my request.

Our property at 18 Del Prete Drive is affected by two unique factors that are driving this request for the variance.

First, the topography of the property is unique. The rear of our property is the low point on the street. Both of our neighbors have back yards that are at a considerably higher elevation than ours. As image 1 below reflects, our neighbor at 20 Del Prete Drive has property that sits approximately 8-10 feet above ours. The existing 6' fence provides little privacy.

Image 1 (Topography of 20 Del Prete Drive v 18 Del Prete Drive):



As image 2 below reflects, our neighbor at 16 Del Prete Drive also has a back yard at a higher elevation than ours (approximately 6-7' at it's high point). The yard is can be seen in image 2 below and is at a higher elevation than the existing 6' fence.

Image 2 (Topography of 16 Del Prete Drive v 18 Del Prete Drive):



Second, our property is regularly used by others without our permission to access the South Shore Country Club which is directly behind our property at 18 Del Prete Drive. Image 3 below shows the access point at the end of the driving range at South Shore Country Club.

Image 3 (Access point to South Shore Country Club directly behind our property)



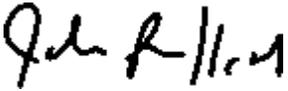
We believe these two factors present a hardship that other households in Resident District A don't face. We are unable to control our privacy with the 6 feet fence that is allowed as a structure within the property set-backs whereas most other households are likely able to create enough privacy with a 6 foot fence. In addition, we believe our neighbors at both 16 and 20 Del Prete Drive will benefit from more privacy, particularly as we install a pool in our back yard and plan to use the

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space more. The Jones family at 20 Del Prete Drive and Centanni family at 16 Del Prete Drive have given us their support for the plan.

Thank you for reviewing this request for relief from the by-law. I look forward to your response and any hearing necessary to discuss it.

Sincerely,

A handwritten signature in black ink, appearing to read "John Smallcomb". The signature is written in a cursive, somewhat stylized font.

John Smallcomb

Enclosures (2)