



## Town of West Tisbury

PLANNING BOARD

P. O. Box 278

West Tisbury, MA 02575-0278

508-696-0149

planningboard@westtisbury-ma.gov

### APPLICATION FOR A SPECIAL PERMIT

Date: 11.30.22

Date Received by Planning Board: \_\_\_\_\_

Name of Applicant and Mailing Address: Kristen Reimann, LA  
PO Box 2091 Vineyard Haven, MA 02568

Telephone Number(s): 508 696 4590

Name of Owner and Mailing Address (If not Applicant):  
Benjamin & Thorunn Zimmermann 93 Ridge Road  
Milton, MA 02186

Map and Lot # and Street Address of Subject Property:  
380 Lambert's Cove Rd. Map 7 Lot 57

Applicant is: Owner's Rep (Owner, Tenant, Purchaser, Other)

Applicable Section of Zoning Bylaw: B.3-3 B.3 & 9.2

Date(s) and Title(s) of Plans Submitted: Site Plan 11.30.22

#### Description of Proposal:

Remove 3-4 Leyland Cypress, (1) White Pine and (1) Ash tree as well as prune branches on a large black oak at existing driveway cut to property. Removal and pruning of the trees is necessary for the delivery of modular components in February 2023. The existing driveway cut will continue to be used for regular construction access. The expansion of the driveway cut will be temporary to allow the delivery truck to swing the boxes onto the site. The disturbed area will be restored with site reclaimed vegetation such as native American Holly and Arrowwood Viburnum (and supplemented with sourced material as necessary to fill in ) in March of 2023. There are two small, antique granite bollards along Lambert's Cover Road that will also need to removed temporarily but will be reset in the same location post-delivery.

I hereby request a review and/or hearing before the West Tisbury Planning Board with reference to the above noted application.

Signed: *[Signature]*

Title(s): *Principal*

Application Fee of \$150.00 is required. Date Paid: *11.30.22*

**FOR PLANNING BOARD USE**

Size of Subject Lot: \_\_\_\_\_ Zoning District: \_\_\_\_\_

Registry Book and Page #'s and Date \_\_\_\_\_

Other Boards Involved with the Permitting:  
\_\_\_\_\_

Within an Overlay District?  
\_\_\_\_\_

Martha's Vineyard Commission Referral Required? \_\_\_\_\_ If So, MV Checklist  
Items: \_\_\_\_\_

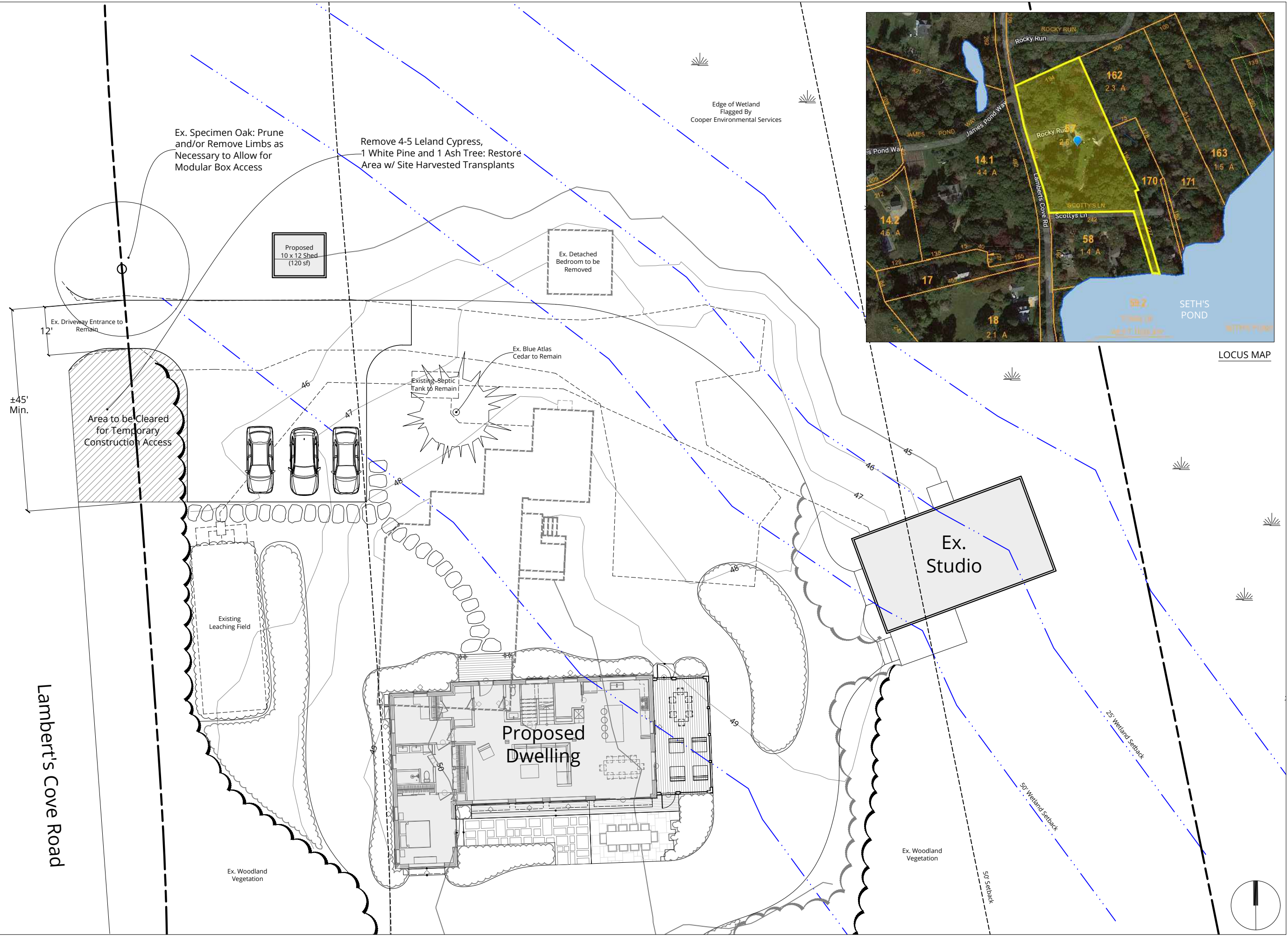


PO Box 2091  
151 Beach Road  
Vineyard Haven, MA 02568  
508-696-4590  
kbr@kristenreimann.com

Engineer/Surveyor:  
Schofield, Barbini & Hoehn, Inc.  
PO Box 339  
12 Surveyor's Lane  
Vineyard Haven, MA 02568  
508-693-2781



LOCUS MAP



**ZIMMERMAN**  
380 Lambert's Cove Rd  
West Tisbury, MA

Project number: 202107  
Reviewed by: KBR  
Drawn by: WAJ  
Scale: 1" = 20'  
Date: 11.30.22  
Revisions:

**Site Plan**

Lambert's Cove Road

Ex. Specimen Oak: Prune and/or Remove Limbs as Necessary to Allow for Modular Box Access

Remove 4-5 Leland Cypress, 1 White Pine and 1 Ash Tree: Restore Area w/ Site Harvested Transplants

Edge of Wetland Flagged By Cooper Environmental Services

Ex. Detached Bedroom to be Removed

Ex. Blue Atlas Cedar to Remain

Existing Septic Tank to Remain

Ex. Studio

Proposed Dwelling

Existing Leaching Field

Ex. Woodland Vegetation

Ex. Woodland Vegetation

±45' Min.

12'

Proposed 10 x 12 Shed (120 sf)

Ex. Driveway Entrance to Remain

Area to be Cleared for Temporary Construction Access

