



**helpful**

**numbers**

**Zoning Board of Appeals**  
(781) 293-5165

**Hanson Health Department**  
(781) 293-3138

**Hanson Building Department**  
(781) 293-5503

**Hanson Town Hall Fax Line**  
(781) 294-0279



**Hanson Building  
Department**

**What you need to  
know about:**

**In-Law Additions**

**Town of Hanson**

**Tel: 781-293-5503**

542 Liberty Street  
Hanson, MA 02341  
[www.hanson-ma.gov](http://www.hanson-ma.gov)

## About the Zoning By-Law

*The Hanson In-Law By-Law was adopted in the Town of Hanson in October of 2007.*

An In-Law apartment is a housekeeping unit with a common means of egress and separate sleeping, cooking and sanitary facilities that is contained within the structure of a single family dwelling. The intent of this provision is to provide dwelling units for persons who are related to the owner/occupant(s) of existing single family dwellings either by blood or marriage, which may be allowed following the Zoning By-Law contained in this brochure.

If you purchase a residence that has an in-law addition and you are contemplating using it as an in-law, please contact the Zoning Enforcement Officer to be sure you have met all the Zoning By-Laws requirements.

### Additional Information:

A building permit is required for any addition to a dwelling. A plot plan and house plans are also required with the permit.

Please contact the Health Department for questions regarding your septic system, prior to starting your building project.

All permits are processed on-line at the Town Hall website:  
[www.hanson-ma.gov](http://www.hanson-ma.gov)

## Zoning By-Law

- The owner must occupy either the principal residence or the in-law apartment
- No more than one in-law apartment within a single family dwelling
- In-law shall be designed to appear as a one family dwelling; maximum of 900 square feet unless the unit is contained within the existing footprint or structure and shall conform to all applicable requirements of the zoning district.
- Additional entrances shall be located on the side or in the rear of the dwelling
- Principal and in-law residence shall be serviced and monitored by common gas, electric and water meters.
- There shall be at least 2 off-street parking spaces for main dwelling and at least one off street parking space for the in-law apartment.
- In-law apartment shall terminate upon the following:
  - a. Sale of premises
  - b. Residence by any person other than family member related by blood or marriage in either main unit or in-law apartment
  - c. Violation of any of the special permit restrictions imposed by the Board of Appeals.

No in-law apartment shall be permitted prior to the issuance of a special permit by the Board of Appeals and a Building Permit by the Building Inspector. Upon receiving a special permit, the owner must file a Declaration of Covenants at the Plymouth County Registry of Deeds. The Declaration shall state that the right to rent a temporary in-law apartment shall cease upon transfer of title. No building permit for an in-law apartment may be issued until a time-stamped copy of the recorded Declaration is provided to the Board of Appeals.

## Zoning By-Law (Cont.)

When a new owner purchases the property, they must apply for a special permit within ninety days of the sale, for a new special permit in their name stating they will comply with all above by-laws.

Any use determined to be of similar character to the permitted uses of the district and to the intent of the district, said determination to be made by the Board of Appeals following petition of the land owner.



**Be sure to locate your septic lines  
and other underground utilities  
prior to building.  
For assistance, call DIG SAFE  
at 1-888-344-7233**