



TOWN OF DEDHAM

MEETING NOTICE

POSTED:

2020 FEB 14 AM 9:49

TOWN OF DEDHAM
CLERKS OFFICE
TOWN CLERK

POSTED IN ACCORDANCE WITH THE PROVISIONS OF M.G.L. Ch. 30A, SECTION 20 AS AMENDED.

Board or Committee:	Zoning Board of Appeals
Location:	Town Hall, Lower Conference Room
Day, Date, Time:	Wednesday, February 19, 2020, 7:00 pm
Submitted By:	Jennifer Doherty, Administrative Assistant

AGENDA

NOTE: Times noted for each agenda item are approximate and subject to change. No public hearing item will begin before the start time assigned to it, and it may in fact begin later than the time scheduled.

7:00 pm	31 Eastern Avenue – Blue Hill Fuels, LLC Request for any necessary waivers from the provisions of the Dedham Sign Code to install a new signage as part of rebranding effort (Gulf); signage would exceed the allowable total signage square footage, provide internal illumination (internal illumination is not allowed) and exceeds allowable hours of illumination. The +/- 15,763 sq. ft. subject property is located at 31 Eastern Avenue, Dedham, MA, Map 108 Lot 98, and is within a Central Business Zoning District (CB). Town of Dedham Sign Code Section 237-18, 237-19 and Table 2. Continued from January 15, 2020.
7:05 pm	858 Washington Street – Heather Dudko c/o Philadelphia Sign Company Request for waivers from the provisions of the Dedham Sign Code to install a +/- 60 sq. ft., internally illuminated wall sign (Bank of America) and new +/- 30 sq. ft. free-standing sign; wall signs above second floor window frame and more than one free-standing sign are not permitted. The +/- 90,605 sq. ft. subject property is located at 858 Washington Street, Dedham, MA, Map 148 Lot 30, and is within a Research, Development & Office Zoning District (RDO). <i>Town of Dedham Sign Code Section 237-19(E) and Table 2.</i>
7:10 pm	73 Sunset Avenue – Xhemal Hima Request for a Special Permit to construct a one-story, +/- 432 sq. ft. side addition that will maintain the pre-existing front yard setback (20 ft.), where 25 ft. is required. The +/- 6,732 sq. ft. subject property is located at 73 Sunset Avenue, Dedham, MA, Map 79 Lot 57, and is within a Single Residence B Zoning District (SRB). <i>Town of Dedham Zoning Bylaw Sections 3.3, 9.2, 9.3 and Table 2.</i>
7:15 pm	909 Providence Highway - Amy McGrath c/o Sterling Sign Request for waivers from the provisions of the Dedham Sign Code to install a +/- 113 sq. ft., internally illuminated wall sign (Autobahn USA); wall signs above the roof line are not permitted. The +/- 21,658 sq. ft. subject property is located at 909 Providence Highway, Dedham, MA, Map 149 Lot 24, and is within a Research, Development &

	Office Zoning District (RDO) and Single Residence B Zoning District (SRB). <i>Town of Dedham Sign Code Section 237-19(E) and Table 2.</i>
7:20 pm	70 Hastings Street - Joseph Federico Request for a Special Permit to construct a single-family dwelling that would exceed the allowable maximum impervious lot coverage (25% required, 37.2% proposed). The +/- 8,681 sq. ft. subject property is located at 70 Hastings Road, Dedham, MA, Map 182 Lot 91, and is within a Single Residence B Zoning District (SRB) and Aquifer Protection Overlay District. <i>Town of Dedham Zoning Bylaw Sections 8.2, 9.2, 9.3 and Table 2.</i>
7:25 pm	36 Riverside Drive - Kevin and Latrisha Szoke Request for a Variance to exceed the allowable maximum lot coverage of 30% (31.6% proposed) and a Special Permit to maintain the pre-existing rear yard setback (10 ft. required, 8.7 ft. proposed), to construct a 1.75 story, +/- 789 sq. ft. rear addition and +/- 128 sq. ft. deck. The +/- 7,094 sq. ft. subject property is located at 36 Riverside Drive, Dedham, MA, Map 14 Lot 37, and is within a General Residence Zoning District (GR). <i>Town of Dedham Zoning Bylaw Sections 3.3, 9.2, 9.3 and Table 2.</i>
	Old/New Business <i>This item is included to acknowledge that there may be matters not anticipated by the Chair that could be raised during the meeting by other members of the Committee / Board, by staff, or by the public.</i>