



TOWN OF DEDHAM

# MEETING NOTICE

POSTED:

TOWN CLERK

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

<b>Board or Committee:</b>	<b>Zoning Board of Appeals</b>
<b>Location:</b>	<p><b>Remote Participation: Video &amp; Tele-Conference</b></p> <p><b><u>Via Computer/Phone/Tablet (via Zoom)</u></b>  <a href="https://zoom.us/j/91970020615">https://zoom.us/j/91970020615</a></p> <p><b><u>Telephone (Audio Only)</u></b>            1-646-558-8656, Webinar ID: 919 7002 0615</p> <p><b><u>Watch &amp; Participate on Facebook</u></b>  <a href="https://www.facebook.com/Dedham-MA-Planning-Zoning-102768344683729/">https://www.facebook.com/Dedham-MA-Planning-Zoning-102768344683729/</a></p> <p><b><u>Watch on Dedham TV</u></b>            Visit <a href="http://www.dedhamtv.com">www.dedhamtv.com</a> to watch online or find your local TV channels</p> <p><b><u>Comments/Questions/Technical Assistance</u></b>  <a href="mailto:jdoherthy@dedham-ma.gov">jdoherthy@dedham-ma.gov</a>            781-794-9240</p> <p><i>New to Virtual Meetings? Please view Planning &amp; Zoning Department's remote participation policy &amp; procedures: <a href="http://bit.ly/PZVirtualMeetings">bit.ly/PZVirtualMeetings</a></i></p>
<b>Day, Date, Time:</b>	<b>Wednesday, October 21, 2020, 7:00 pm</b>
<b>Submitted By:</b>	Jennifer Doherty, Administrative Assistant

## AGENDA

<b>7:00 pm</b>	<p><b>322-326 Washington Street – Petruzzello Properties, LLC</b>            Requests a Special Permit for a drive teller/ATM as part of a proposed new free-standing bank building. The +/- 10,142 sq. ft. property is located at 322 &amp; 326 Washington Street/25 &amp; 27 Harris Street, Dedham, MA, Map/Lot 93-119, Map 93-120, Map 93-121, and Map 93-122, and is within a Central Business Zoning District (CB). <i>The Town of Dedham Bylaw Sections 3.1, 9.2, 9.3, and Table 1.</i></p> <p><b>Project Documents</b>  <a href="https://www.dropbox.com/sh/voc6oty6136s31/AAASYfBA74VzU6TWSxldp8uTa?dl=0">https://www.dropbox.com/sh/voc6oty6136s31/AAASYfBA74VzU6TWSxldp8uTa?dl=0</a></p>
	<p><b>300 Legacy Place – Whole Foods Market</b>            Requests a Special Permit to house a temporary trailer behind Whole Foods Market on property owned by WS Development. The +/- 757,944 sq. ft. subject property is located at 300 Legacy Place, Dedham, MA, Map/Lot 162-1, and is within a Research Development &amp; Office Zoning District (RDO). <i>Town of Dedham Zoning Bylaw Sections 3.2.1, 9.2 and 9.3.</i></p>

	<p><b>Project Documents</b>  <a href="https://www.dropbox.com/sh/vgv2kgdxq7q93ia/AAADluHid34JNCIGPAfxPISha?dl=0">https://www.dropbox.com/sh/vgv2kgdxq7q93ia/AAADluHid34JNCIGPAfxPISha?dl=0</a></p>
	<p><b>70 Hastings Road – Joseph Federico</b>  Requests a Variance to exceed the minimum side yard requirement of 10 ft. (8.7 ft. proposed) to accommodate fireplace. The +/- 8,681 sq. ft. subject is located at 70 Hastings Road, Dedham, MA, Mao 182 Lot 91, and is within a Single Residence B Zoning District (SRB). <i>Town of Dedham Zoning Bylaw Sections 9.2, 9.3 and Table 2.</i></p> <p><b>Project Documents</b>  <a href="https://www.dropbox.com/sh/en5jxhzdtx56vrm/AAAc-WQ-hUSg8hr5j67qoFada?dl=0">https://www.dropbox.com/sh/en5jxhzdtx56vrm/AAAc-WQ-hUSg8hr5j67qoFada?dl=0</a></p>
	<p><b>220 Pine Street – Animal Rescue League</b>  Requests waivers from the provisions of the Dedham Sign Code to install five (5) identification/ground signs and two (2) directional/monument signs where proposed signs exceed allowable signage square footage, number of freestanding/identification signs allowed and monument signs not allowed/ The 109,771 sq. ft. property is located at 184, 220 and 276 Pine Street and 70 Jenney Lane, Dedham, MA, Map/Lot 38-39, 22-8, 22-8, 23-3 and 22-8A, and is within Single Residence A (SRA) and Single Residence B (SRB) Zoning Districts. <i>Town of Dedham Sign Code Table 1 and Table 2.</i></p> <p><b>Project Documents</b>  <a href="https://www.dropbox.com/sh/6b163tvmzbqqr97/AADGKq2-8STR9Sh5eCWYt61ga?dl=0">https://www.dropbox.com/sh/6b163tvmzbqqr97/AADGKq2-8STR9Sh5eCWYt61ga?dl=0</a></p>
	<p><b>21 Youngs Road – Kevin J. Kelleher</b>  Requests a Variance and/or a Special Permit to construct a one-story rear addition (66 sq. ft.) that would intensify, but maintain the pre-existing nonconforming right-side yard setback of 4.9 ft. (10 ft. required). The +/- 6,263 sq. ft. property is located at 21 Youngs Road, Dedham, MA, Map 142, Lot 137, and is within a Single Residence Zoning District (SRB). <i>Town of Dedham Bylaw Sections 3.3, 3.4, and Table 2</i></p> <p><b>Project Documents</b>  <a href="https://www.dropbox.com/sh/2iz0maemez8g50a/AACOUYCIUBh47qh1CBIIUOoqa?dl=0">https://www.dropbox.com/sh/2iz0maemez8g50a/AACOUYCIUBh47qh1CBIIUOoqa?dl=0</a></p>
	<p><b>197 Milton Street – Jodaan LLC</b>  Requests a Special Permit to demolish and reconstruct the pre-existing nonconforming use (gas station w/ retail sales) and a Variance to maintain the pre-existing nonconforming rear yard setback (14.8 ft. provided, 25 ft. required). The +/- 17,243 sq. ft. subject property is located at 197 Milton Street, Dedham, MA, Map/Lot 129-2, and is within a Limited Manufacturing A (LMA) Zoning District. <i>Town of Dedham Zoning Bylaw Sections 3.3, 9.2, 9.3, Table 1 and Table 2.</i></p> <p><b>Project Documents</b>  <a href="https://www.dropbox.com/sh/eyre19609d510u3/AAASiiE_7HFHru0auXwQH9gsa?dl=0">https://www.dropbox.com/sh/eyre19609d510u3/AAASiiE_7HFHru0auXwQH9gsa?dl=0</a></p>
	<p><b>125 Stergis Way – UTEC Constructors LLC</b>  Requests a Special Permit to change occupancy from a warehouse use to a trade (no exterior or interior work proposed). The +/- 111,949 sq. ft. property is located at 125 Stergis Way, Dedham, MA, Map/Lot 170/7A, and is within Highway Business Zoning District (HB). <i>Town of Dedham Bylaw Sections 3.1, 9.2, 9.3, and Table 1.</i></p>

	<b>Project Documents</b> <a href="https://www.dropbox.com/sh/dvelcylho617d4i/AAAozoS3wNcN0Vbsa2-igwgja?dl=0">https://www.dropbox.com/sh/dvelcylho617d4i/AAAozoS3wNcN0Vbsa2-igwgja?dl=0</a>
	<b>Meeting Minutes</b> <i>Review &amp; approval of August 19, 2020 meeting minutes</i>
	<b>Old/New Business</b> <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>