



TOWN OF DEDHAM

MEETING NOTICE

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TOWN OF DEDHAM
CLERK'S OFFICE

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:	Thursday, August 15th, 7:30 p.m.
Submitted By:	Jennifer Doherty, Administrative Assistant

AGENDA - AMENDED FOR NEW DATE AND TIME

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.

- 7:30 pm** **WEST STREET, DEDHAM, MA, ASSESSORS' PARCEL 101-1, CONTINUANCE FROM July 17, 2019** Applicant **Town of Needham Select Board**, requests a Special Permit authorizing a governmental use pursuant to Section 3.1.6.B.5; a Special Permit authorizing a tower height in excess of 85' pursuant to Section 4.2.4; and a Variance of the 50' height limit for antennas contained in Section 4.2.3. The proposed project is located in Zoning District Single Residence A (SRA). *Town of Dedham Zoning Bylaw Section 3.1.6.B.5, Section 4.2.4, and Section 4.2.3.* Representative Christopher H. Heep, Esquire
- 7:35 pm** **45 THOMAS STREET, Applicant Georgina Erase** requests a Special Permit to extend a non-conforming structure by adding a second-floor addition to a current single-story home. Applicant also requests to be allowed a Variance for a side-yard setback of 5 ft. instead of the required 10 ft. And to be allowed a Special Permit to occupy a trailer located on the subject property as residential dwelling until the subject property received a Certificate of Occupancy. The proposed project is located in the Zoning District Single Residence B, Map 79, Lot 95. *Town of Dedham Zoning Bylaw Sections 3.3.3, 3.3.4, 3.3.5, Section 4.1, Table 2, and Section 3.2.1.* Representative Keith P. Hampe, Esquire.
- 7:40 pm** **26 WOODLAWN STREET, Applicant Matthew Thompson** requests a Special Permit to construct a 12' x 28' second-story dormer within the existing building footprint; dwelling is pre-existing nonconforming with regard to the right side-yard setback (6 ft. provided, but 10 ft. required). The proposed project is located in Zoning District General Residence (GR), Map 7, Lot 122. *Town of Dedham Zoning Bylaw Sections 3.3, 4.1, Table 2, 9.2, and 9.3.*

7:45 pm

170 COLBURN STREET, Applicant Marc Danie Nazaire requests a Special Permit to be allowed to convert 500 sq. ft. of existing commercial space into an accessory dwelling unit in accordance with the Town of Dedham Zoning Bylaw 7.7, and a Variance to be allowed the accessory dwelling unit to exist on a lot having 8,000 sq. ft. instead of the required 13,750 sq. ft. The property is located in the Zoning District Single Residence B (SRB), Map 97, Lot 15. *Town of Dedham Bylaw Section 7.7, Special residential Regulations, and Table 1, Section 9.3, Special Permits. Representative Keith P. Hampe, Esquire.*

Review of Minutes from July 17, 2019

Old/New Business: 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.