



TOWN OF DEDHAM

MEETING NOTICE

POSTED:

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:	<p><i>Due to the ongoing COVID-19 Pandemic and State of Emergency, on March 12, 2020, Governor Baker issued an Executive Order Temporarily Suspending Certain Provisions of the Open Meeting Law, G.L. c. 30A sec. 20. Pursuant to the Order, public bodies are temporarily relieved from the Open Meeting Law's requirement that meetings be held in public places, open and physically accessible to the public, so long as measures are taken to ensure public access to the bodies' deliberations "through adequate, alternative means."</i></p> <p><u>Via Computer/SmartPhone/Tablet (via BlueJeans)</u> https://bluejeans.com/882695745</p> <p><u>Telephone (Audio Only)</u> Phone No.: 1-408-419-1715 Meeting ID: 882 695 745</p> <p><u>Comments or Questions</u> jdoherty@dedham-ma.gov</p> <p><i>Please review the Planning & Zoning Department's remote participation policy & procedures: bit.ly/PZVirtualMeetings</i></p>
Day, Date, Time:	Wednesday, June 17, 2020, 7:00 pm
Submitted By:	Jennifer Doherty, Administrative Assistant

AGENDA

7:00 pm	<p>70 Hastings Street - Joseph Federico Request for Special Permit to construct a single-family dwelling that would exceed the allowable maximum impervious lot coverage (25% required, 37.2% proposed) and a Special Permit for work within the Flood Plain Overlay District (FPOD). 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 8.1, 8.2, 9.2, 9.3 and Table 2.</i></p> <p>Project Documents https://www.dropbox.com/sh/njt12hxft2ssdv/AABvK6kRVgNwrQev0mh2O0Pfa?dl=0</p>
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	<p>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></p> <p>Project Documents https://www.dropbox.com/sh/8s0eein83djubeq/AABBk7L94kD6KaqKdNYBbUgna?dl=0</p>
	<p>118 Bridge Street - David Flynn Request for a Special Permit to convert a pre-existing nonconforming five (5) unit residential building to six (6) unit residential building (new dwelling unit in the existing basement area) with ten (10) off-street parking spaces. The subject property is located at 118 Bridge Street, Dedham, Map 25, Lot 6 and is within Limited Business (LB) and General Residence (GR) Zoning Districts and the Flood Plain Overlay District (FPOD). <i>Dedham Zoning By-Law Section 3.3.2, 8.0, 9.2, 9.3 and Table</i></p> <p>Project Documents https://www.dropbox.com/sh/v7fem7qmqrnt6z/AACzZIYqiKHCoyX1JbULLKma?dl=0</p>
	<p>142 Oakdale Avenue - Adam Maislen Request for a Special Permit to extend/alter a pre-existing nonconforming two-family dwelling (via dormers) and a Special Permit to construct dormer(s) within the pre-existing nonconforming front yard setback. The subject property is located at 142 Oakdale Avenue, Dedham, Map 142, Lot 80 and located within a Single Residence B (SRB) Zoning District. <i>Dedham Zoning By-Law Section 3.3.2, 3.3.3, 4.1, 9.2, 9.3 and Table 2.</i></p> <p>Project Documents https://www.dropbox.com/sh/phc6ap2r547mcoV/AAC3ilzEx4tmZQ-Kea3o_DMra?dl=0</p>
	<p>56 Greenlodge Street – Andrew & Ashley Pepoli Request for a Special Permit for the creation of an accessory dwelling unit and Waiver to allow the accessory dwelling unit to be located on a lot that does not provide ten percent greater land area than required by the dimensional regulations (12,463 sq. ft. provided, 13,750 sq. ft. required). The subject property is located at 56 Greenlodge Street, Map 167, Lot 64 and within a Single Residence B (SRB) Zoning District. <i>Town of Dedham By-Law Sections 3.3, 7.7, 9.2, 9.3, 10, Table 1 and Table 2. Representative Peter A. Zahka, Esq.</i></p> <p>Project Documents https://www.dropbox.com/sh/9kxufbfvpxeqnl/AABQVgYMJ_RjIInMI9iNRLmwa?dl=0</p>
	<p>110, 200, 210, and 214 Elm Street and 119 Quabish Road – Legacy Place, LLC Request for such relief and/or waivers from the Dedham Sign Code to amend the <i>Legacy Place Sign Program</i>, to define and allow murals, new pylon signs (42 ft. in height, same as existing pylon signs) providing for up to ten (10) tenant sign panels, internally and externally illuminated monument signs, and a Special Permit for a retaining wall in excess of four (4) ft. The subject property is located at 110, 200,</p>

	<p>210, and 214 Elm Street and 119 Quabish Road, Dedham, MA, Map 162 Lots 1, 3, 44 and 45, Map 150 Lot 5 and is within a Research, Development & Office (RDO) Zoning District and is a Planned Commercial (PC) Development. <i>Dedham Sign Code Sections 1-12; Table 1 &2. Dedham Zoning By-Law Sections 6.5.2, 9.2, and 9.3.</i> <i>Representative Peter A. Zahka, Esq.</i></p> <p>Project Documents https://www.dropbox.com/sh/pmljy3ehyoioeue/AABU7nn66RQzmkhAdWwLK14Ha?dl=0</p>
	<p>Meeting Minutes <i>Review & approval of April 15, 2020 meeting minutes</i></p>
	<p>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></p>