



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:	Planning Board
Location:	<p>Remote Participation: Video & Tele-Conference</p> <p><u>Via Computer/Phone/Tablet (via Zoom)</u> https://us06web.zoom.us/j/93021862082</p> <p><u>Telephone (Audio Only)</u> 1-646-558-8656, Webinar ID: 930 2186 2082</p> <p><u>Watch & Participate on Facebook</u> https://www.facebook.com/Dedham-MA-Planning-Zoning-102768344683729/</p> <p><u>Watch on Dedham TV</u> Visit www.dedhamtv.com to watch online or find your local TV channels</p> <p><u>Comments/Questions/Technical Assistance</u> jdoherty@dedham-ma.gov 781-794-9240</p>
Day, Date, Time:	Wednesday, January 12, 2022, 6:00 pm
Submitted by:	Jeremy Rosenberger

AGENDA

6:00 p.m.	<p>95 Eastern Avenue – SREG Management, LLC Request for a Special Permit for a Major Nonresidential Project, Special Permit for a hotel use in a Flood Plain Overlay District, Major Site Plan Review, and associated waivers to construct a five (5) story, 120 room hotel and 136 off-street parking spaces. The subject property is located at 95 Eastern Avenue, Dedham MA, Assessors Map/Lot 123-16 and 123-22, and is located within a Highway Business (HB) Zoning District and Flood Plain Overlay District (FPOD). Dedham Zoning By-Law Section 3.1, 4.1, 4.2, 5.1, 5.2, 8.1, 9.2, 9.3, 9.4, 9.5, Table 1, Table 2 and Table 3. <i>Representative: Kevin Hampe, Esq.</i></p> <p>Project Documents https://bit.ly/95EasternAve2021</p>
7:30 p.m.	<p>Public Hearing (continued from 12/9/21) 124 Quabish Road – Route 1 Management Land Trust, LLC Request for Special Permits for a Major Non-Residential Project, Planned Commercial Development, Mixed Use Development, work within a Flood Plain Overlay District, retaining walls in excess of 4 feet, and for various uses (free-standing ATM, General Service Establishment, and Restaurant), and any associated waivers to construct a four</p>

	<p>(4) story, 293 dwelling unit Mixed-Use Development with 454 off-street parking spaces. The subject property is located at 124 Quabish Road, Dedham MA, Assessors Map/Lot 149/6, and is located within the Research, Development, and Office (RDO) Zoning District and Flood Plain Overlay District (FPOD). Dedham Zoning By-Law Sections 280-3.1, 4.1, 4.2, 5.1, 5.2, 6.3, 6.5, 7.4, 7.9, 8.1, 9.2, 9.3, 9.4, 10, Table 1, Table 2 and Table 3. <i>Representative: Peter A. Zahka, Esq.</i></p> <p>Project Documents https://bit.ly/124QuabishRoad</p>
	<p>530 Providence Highway – Rosemary and Hydn Vales (continued from 12/9/21) Minor Site Plan Modification for a 1,000 sq. ft. cafe. <i>Staff: Michelle Tinger, Assistant Town Planner</i></p> <p>Project Documents https://bit.ly/530ProvidenceHighway2021</p>
	<p>5 Bryant Street – Citizens Bank (continued from 12/9/21) Minor Site Plan Review for proposed ADA parking/site improvements. <i>Staff: Michelle Tinger, Assistant Town Planner, Representative: Jim Souza</i></p> <p>Project Documents https://bit.ly/5BryantStreet2021</p>
	<p>6 Prett Terrace – Michael & Sally Buckley <i>Determination of Approval Not Required (ANR) subdivision plan. Staff: Jeremy Rosenberger, Planning Director</i></p> <p>Project Documents https://www.dropbox.com/sh/ofbbzqa84qy0x7t/AABaqXk1cZBt4nkkJPJhHXaFa?dl=0</p>
	<p>Approval Not Required (ANR) Signatures Discussion and/or vote to authorize a single Planning Board member to endorse ANR plans on behalf of the Board, pursuant to M.G.L. Chapter 41, Section 81P.</p> <p>Project Documents https://www.dropbox.com/sh/ofbbzqa84qy0x7t/AABaqXk1cZBt4nkkJPJhHXaFa?dl=0</p>
	<p>Meeting Minutes Review and approval of February 10, 2021, February 24, 2021, September 8, 2021 and September 22, 2021</p> <p>Project Documents https://www.dropbox.com/sh/ofbbzqa84qy0x7t/AABaqXk1cZBt4nkkJPJhHXaFa?dl=0</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>