



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 (*Amended 1/12/22)

6:00 p.m.	<p>*95 Eastern Avenue – SREG Management, LLC (<i>Request to continue to 1/26/22</i>) 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 (<i>continued from 12/9/21</i>) 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>6 Prevelt Terrace – Michael & Sally Buckley Determination of Approval Not Required (ANR) subdivision plan. <i>Representative: Peter A. Zahka, Esq. Staff: Jeremy Rosenberger, Planning Director</i></p> <p>Project Documents https://www.dropbox.com/sh/ofbbzqa84qy0x7t/AABaqXk1cZBt4nkkJPJhHXaFa?dl=0</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>*450 Washington Street – Town of Dedham Request for insignificant modification to install to Electric Vehicle (EV) charging stations. <i>Staff: Jeremy Rosenberger</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>

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.