

NEEDHAM
ZONING BOARD OF APPEALS
MINUTES
THURSDAY, November 16, 2023 - 7:30PM
Approved December 14, 2023

Charles River Room Public Service Administration Building 500 Dedham Avenue Needham, MA 02492	Also livestreamed on Zoom Meeting ID: 869-6475-7241
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Pursuant to notice published at least 48 hours prior to this date, a meeting of the Needham Board of Appeals was held in the Charles River Room, Public Services Administration Building, 500 Dedham Avenue, Needham and remotely on Zoom on Thursday, November 16, 2023 at 7:30 p.m.

BOARD MEMBERS PRESENT: Jonathan D. Tamkin, Chair, Howard S. Goldman, Vice-Chair, Peter Friedenberg and Valentina Elzon.

BOARD MEMBER(S) ABSENT: Nikolaos M. Ligris

STAFF PRESENT: Daphne M. Collins, Zoning Specialist.

Mr. Tamkin, Chair presided and opened the meeting at 7:30 p.m.

1. MINUTES OF OCTOBER 19, 2023

Mr. Goldman moved to approve the minutes of October 19, 2023. Mr. Friedenberg seconded the motion. The motion was unanimously approved.

2. Administrative Matters:

- **Valentina Elzon** – Mr. Tamkin welcomed and introduced Valentina Elzon, the new Associate Member appointed by the Select Board to fill the vacancy held by Mr. Ligris.
- **24 Webster Street** – Decision document executed.

- **Board Rules Article V, Section 2 – Withdrawal – Amendment**

Mr. Goldman moved to adopt the written proposal to amend *Article V, Section 2 Withdrawal* of the Board Rules introduced at the meeting of October 19, 2023. Mr. Friedenbergs seconded the motion. The motion was unanimously approved.

3. CASE #1 30 WILSHIRE PARK CONTINUED TO DECEMBER 18, 2023

Mr. Goldman moved to accept the request to continue the public hearing to December 18, 2023 and for it to be the last continuance offered on the matter. Mr. Friedenbergs seconded the motion. The motion was unanimously approved.

4. CASE #2 1688 CENTRAL AVENUE CONTINUED TO DECEMBER 18, 2023

Mr. Tamkin designated Mr. Goldman to Chair the hearing, and appointed Mr. Friedenbergs and Ms. Elzon to serve as Board members and subsequently left the meeting at 8:35 p.m.

The meeting adjourned at 10:30 p.m.

A summary of the discussions on each subject, a list of the documents and other exhibits used at the meeting, the decisions made, and the actions taken at each meeting, including a record of all votes, are set forth in a detailed decision signed by the members voting on the subject and filed with the Town Clerk.

The hearings can be viewed at <http://www.needhamchannel.org/watch-programs/> and <https://www.youtube.com/@TownofNeedhamMA/videos>