

TOWN OF NEEDHAM
BOARD OF APPEALS

AGENDA

Charles River Room, Public Services Administration Building
500 Dedham Avenue, Needham, MA
THURSDAY, April 27, 2017 - 7:30PM

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| Minutes | Review and approve minutes from March 16, 2017 meeting. |
| Case #1 - 7:30 PM | <i>Continued:</i> Public notice is hereby given that Westview Partners LLC, Prospective Purchaser, has made application to the Board of Appeals for a Special Permit under Sections 1.4.6, 1.4.7, 7.5.2, 6.1.2, and any other applicable Sections of the By-law to allow the replacement of the existing 3-family dwelling with a 2-family dwelling, meeting all dimensional requirements, and construction of a detached two-car garage. The property is located at 7 Trout Pond Lane, Needham, MA in the Single Residential B District. Note: This case has been continued from the March 16, 2017 meeting of the ZBA. |
| Case #2 – 7:45 PM | Public notice is hereby given that The Tobin School d/b/a Tobin Afterschool, Tenant, has made application to the Board of Appeals for a Special Permit Amendment under Sections 5.1.1.5, 5.1.2, 5.1.3 and 7.5.2, and any other applicable Sections of the By-Law to increase the number of children enrolled in the program to a maximum of 65, and to increase the maximum number of staff at any given time to seven. The Petitioner seeks an amendment to its special permit, waiving the requirement of compliance with the number of parking spaces required by Section 5.1.2 of the By-Law as well as certain design requirements in Section 5.1.3. The property is located at 1458 Great Plain Avenue, Needham, MA in the Single Residential B District. |
| Case #3 – 8:00 PM | Public notice is hereby given that John and Kelly Faggiano, Brian and Kim Torrisi, Jane Fogg and Daniel Schleifer, and Michael and Karen Fondo, Abutters, have made application to the Board of Appeals for an Appeal to a Building Inspector’s Decision (issuance of a building permit) under MGL Chapter 40A Section 8, and Sections 1.3, 1.4.5, 1.4.6, 1.4.7.1 and 1.4.7.4 and any other applicable Sections of the Zoning By-Law to determine that the property can no longer be used as a two family home, to revoke the Building permit issued on February 15, 2017, or, in the alternative, determine that the Building Permit can only be used for demolition of the interior of the dwelling in connection with remodeling or reconstruction of the dwelling as a single family home. The property is located at 19 Parkinson Street, Needham, MA in the Single Residential B District. |

Case #4 – 8:30 PM Public notice is hereby given that Hillcrest Development Inc., Prospective Purchaser, has made application to the Board of Appeals for a Special Permit Amendment under Sections 1.4.7.4, 3.2 and 7.5.2, and any other applicable Sections of the By-Law to permit the demolition, extension, alteration, enlargement and reconstruction of a lawful, pre-existing, non-conforming two family dwelling. The property is located at 634 Webster Street, Needham, MA in the Single Residential B District.