



**NEEDHAM
ZONING BOARD OF APPEALS
AGENDA**

THURSDAY, January 21, 2021 - 7:30PM

Zoom Meeting ID Number: 86964757241

To join the meeting link at: <https://us02web.zoom.us/j/86964757241>

Minutes Review and approve Minutes from December 17, 2020 meeting.

Case #1 – 7:30PM **460 Central Avenue** - Public notice is hereby given that Needham Enterprises, LLC, has made application to the Board of Appeals for a Variance Amendment under Sections 3.2.1, 7.5.3 and any other applicable Sections of the By-Law to allow the Plan Substitution and/or further relief pursuant to a *ZBA Variance, 460 Central Avenue, July 9, 1963* authorizing use of the Premises for two-family purposes; and any and all other relief necessary to permit the demolition of the existing two-family dwelling and replace it with a new two-family dwelling. The property is located at **460 Central Avenue**, Needham, MA in the Single Residential B District.

Case #2 – 7:30 PM **16 Edwardel Road** - Public notice is hereby given that Nader and Rhonda Sidhom, applicants, have made application to the Board of Appeals for a Special Permit under Sections 3.1.5, 7.5.2 and any other applicable Sections of the Zoning By-Law to allow the addition of an Accessory Dwelling Unit. The property is located at **16 Edwardel Road**, Needham, MA in the Single Residential A District.
(Meeting to be rescheduled to February 25, 2021 due to public notification defect)

Next Meeting: **Thursday, February 25, 2020, 7:30pm**

MINUTES
Zoning Board of Appeals
THURSDAY, December 17, 2020 – 7:30 PM

Zoom Meeting ID: 869-6475-7241

As a result of the COVID19 pandemic, on March 12, 2020 Governor Baker issued an emergency “*Order Suspending Certain Provisions of the Open Meeting Law G.L. c. 30A, S20*”, allowing meeting of public bodies to be conducted virtually provided that adequate access is provided to the public.

Pursuant to notice published at least 48 hours prior to this date, a meeting of the Needham Board of Appeals was held remotely on Zoom on Thursday, December 17, 2020 at 7:30pm. Jon D. Schneider, Chairman, presided and the following members were present: Jonathan D. Tamkin, Howard S. Goldman, and Kathy Lind Berardi. Mr. Schneider opened the meeting at 7:30 p.m.

Mr. Goldman motioned to approve the minutes of November 19, 2020. Mr. Tamkin seconded the motion. The Board unanimously approved the minutes.

Case #1	926 Greendale Avenue	Approved
Case #2	21 Utica Road	Approved
Case #3	65 Rivard Road	Approved

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/>

The meeting adjourned at 8:25 p.m.

Daphne M. Collins, Zoning Administrative
Specialist