

NEEDHAM PLANNING BOARD MINUTES

May 13, 2013

The regular meeting of the Planning Board held in the Highland Room of the Needham Town Hall was called to order by Bruce Eisenhut, Chairman, on Monday, May 13, 2013 at 6:45 p.m. with Messr. Warner and Mss. McKnight and Grimes as well as Planning Director, Ms. Newman and Assistant Town Planner Alexandra Clee.

The Board discussed the warrant articles for the Town Meeting.

Lee Newman, Director of Planning and Community Development, explained that she would like to know how the Board would like to process an upcoming application. McDonald's is proposing to upgrade the façade, change some landscaping and do some work around the dumpster in the rear of the lot. The Design Review Board has already approved it. The building footprint and the parking will not be changing. After discussion, the Board decided the application should be processed as a De Minimus Change and not as a special permit Amendment.

Ms. Newman asked the Board about how another application should be processed. The Theater Block wants to make some minor façade changes to what was originally approved. After discussion, the Board decided that the application should be processed as a De Minimus Change and not as a special permit Amendment.

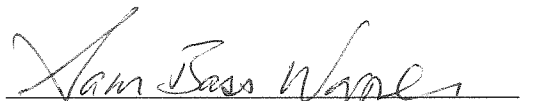
Upon a motion made by Ms. McKnight, and seconded by Ms. Grimes, it was by the four members present unanimously:

VOTED: if an Amendment was offered at Town Meeting to postpone the effective date of the Planning Board's Article to clarify lot width, the Board would oppose it.

Upon a motion made by Ms. McKnight, and seconded by Ms. Grimes, it was by the four members present unanimously:

VOTED: to adjourn the meeting at 7:27 p.m.

Respectfully submitted,
Alexandra Clee, Temporary Notetaker


Sam Bass Warner, Vice-Chairman and Clerk