

Zoning Board of Appeals

Wednesday, September 5, 2018

Ropewalk Room, Town Hall 26 Court Street, *7:00 PM*

AGENDA

7:00 Case# 3920 Jerry Reagan

350 Raymond Road, Map 122, Lot 10P-1195

Special permit required per section 205-42 G and Table V to waive rear setbacks to construct

detached garage 30' x 40'.

7:15 Case #3921 Michael & Karen Murphy

9 Douglas Ave, Map 50, Lot 4-29

Special Permit required per section 205-42 (G) and Table V to waive front and rear set backs to demolish

existing structure and construct two (2) story single family detached house. Subject to the attached

conservation commission conditions.

7:30 Case # 3910 – Natures Alternative, Inc.

37 Industrial Park Road, Map 102, Lot 22-39A

Special Permit required from ZBA per section 205-27 L for Marijuana Retail Use.

7:45 Case#3915 – Thorndike Development Corporation - Continued from July 18, 2018

Special Permit per §205-16 (Mixed Commerce), Use Table §C7, for Elderly Housing.

Special Permit per §207-7 for Inclusionary Housing. Special Permit per §203-7A(2) to

modify parking and associated standards, including but not limited to: (a) modify parking

space size under §203-7F(2); (b) modify driving lane width under §203-7F(2).

Special

Permit per §206-1 Aquifer Protection Overlay District (APOD), including but not limited

to the following provisions of the Aquifer Protection District Use Table: (a)

Paragraph 9, to

allow road repair and overlay, including total reconstruction or expansion, or street improvements; (b) Paragraph 14, to allow uses that have parking for more than 200 vehicles; (c) Paragraph 15, to allow uses that retain less than 30% of the site's area in its

natural state; and (d) Paragraph 16, to allow uses which render impervious more than 15%

or 2,500 square feet of any lot or parcel, whichever is greater, that do not provide artificial

recharge for additional runoff resulting from the impervious surfaces. Special Permit per

the Dimensional Table, Footnote 7, to exceed 35' in height, subject to Special Permit requirements under §202-6. Special Permit per §203-5(B) to modify the minimum 50'

buffer required between a Mixed Commerce District and an abutting Residential District.

Special Permit §202-6(A) to waive and/or modify dimensional and similar

**requirements,
including setbacks**

Informal Business:
Case # 3310 Summer Reach
249 Summer Street, Map 101, Lot 1-3
Review & approval of Condition No. 16
PHASE 6 SITE PLAN REVIEW

Other Business:

May include topics not reasonably anticipated by the Chair 48 hours in advance of the meeting.

Review & Approval of August 15, 2018 Meeting Minutes