

TOWN OF NEEDHAM
BOARD OF APPEALS

AGENDA

Charles River Room, Public Services Administration Building
500 Dedham Avenue, Needham, MA
THURSDAY, January 19, 2017 - 7:30PM

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| Minutes | Review and approve minutes from December 15, 2016 meeting. |
| Case # 1 - 7:30 PM | <u>Continued from October 20, 2016, November 17, 2016, December 20, 2016</u> - KCB Homes, LLC, Dover, MA, owner has applied to the Board of Appeals for a Special Permit under Sections 1.4.7.4, 3.2, 7.5.2 and any other applicable Sections of the By-law and M.G.L. Chapter 40A Section 6 to demolish a lawful pre-existing non-conforming two-family dwelling and to construct a new two-family dwelling and renovate the existing detached garage. The property is located at 19 Parkinson Street, Needham, MA in the Single Residence B Zoning District. |
| Case # 2 - 7:30 PM | <u>Continued from December 15, 2016</u> - Neehigh, LLC, prospective tenant, has applied for a Special Permit under Sections 3.2.1, 7.5.2 and any other applicable sections of the Zoning By-law to allow the construction of a 22-space parking lot to be used for off-street parking for the abutting property; to allow more than one non-residential use on a lot; and to waive strict adherence to parking and design requirements pursuant to Sections 5.1.1.5 and 5.1.3 of the Zoning By-law. The property is located at 26 Cross Street and 40 Arbor Street, Needham, MA in the Industrial Zoning District. |
| Case #3 – 7:30 PM | <u>Continued from December 15, 2016</u> - Neehigh, LLC, owner, has applied to Amend the Special Permit dated March 29, 2012 under Section 5.1.1.5 of the By-laws to waive strict adherence to the parking requirements of Sections 5.1.2 and 5.1.3 of the By-laws and to remove the prohibition against leasing 2,878 square feet of vacant office space at 659-661 Highland Avenue. The property is located at 629-661 Highland Avenue, Needham, MA in the Industrial Zoning District. |