

Natick Town Hall
13 East Central Street
Natick, MA 01760

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Zoom Meeting – Remote Participation

**Tuesday, February 15, 2022
6:30 pm**

To Join the meeting:

- If you have access to a computer, go to

ZOOM MEETING LINK:

<https://us02web.zoom.us/j/82989181624>

- Use your computer's audio (speakers & microphone) or phone (instructions on screen)
- If unable to use a computer, call in to any one of the following numbers
 - +1 929 205 6099 US
 - +1 301 715 8592 US
 - +1 253 215 8782 US

- If prompted, Enter Meeting ID 829 891 816 24

Alternatively, you may watch the meeting on the Pegasus channel and submit comments by email during the meeting to the following address: lmichalski@natickma.org

For detailed instructions refer to For detailed instructions refer to <https://www.natickma.gov/1701/Remote-Meeting-Instructions>

REVISED ZONING BOARD OF APPEALS AGENDA

TUESDAY, FEBRUARY 15, 2022

6:30PM

Public Hearings:

6:30PM

Public Comment / Citizen Concerns:

A period of time at the beginning of every Zoning Board of Appeals public meeting for those who wish to voice an opinion or concern to the Zoning Board of Appeals on any issue not on the agenda.

Continued Public Hearings:

Case #2021-003– 12 South Lincoln Street — Trask, Inc. of Southborough, MA
The petitioner is requesting a Finding per Chapter 40A, Section 6 of the Massachusetts Zoning Act and Section IV-B and V-A.2 of the Natick Zoning Bylaws in order to demolish the existing two family dwelling and construct two new units on the pre-existing, non-conforming lot, as shown on the plans submitted. The Petitioner is also request a Variance in order to have two detached dwellings on one lot.

Voting Members: DJ, JM, KD, RS, GL

New Public Hearings:

Case #2022-004– 33 Birch Road—Brian Salerno of Natick, MA - WITHDRAWN

The petitioner is requesting an APD Special Permit.

Case #2022-005– 5 Craigie Street —Eliel Souza of Holliston, MA

The petitioner is requesting a Finding per Chapter 40A, Section 6 of the Massachusetts Zoning Act and Section IV-B and V-A.2 of the Natick Zoning Bylaws in order to construct a mudroom and front porch addition on the pre-existing, non-conforming lot, as shown on the plans submitted.

Case #2022-006– 90 Evergreen Road —Gregory McIntosh of Winchester, MA

The petitioner is requesting a Finding per Chapter 40A, Section 6 of the Massachusetts Zoning Act and Section IV-B and V-A.2 of the Natick Zoning Bylaws in order to demolish the existing single family dwelling and construct a new single family dwelling on the same foundation on the pre-existing, non-conforming lot, as shown on the plans submitted.

Case #2022-007– 268 North Main Street — Frank Alizio of Berkley, MA

The petitioner is requesting a Finding per Chapter 40A, Section 6 of the Massachusetts Zoning Act and Section IV-B and V-A.2 of the Natick Zoning Bylaws in order to construct a two story addition on the pre-existing, non-conforming lot, as shown on the plans submitted. The Petitioner is also requesting a Special Permit in order use the addition as a Family Suite.

Case #2022-008– 21 Summer Street — Stonegate 21 Summer Street 2020, LLC of Natick, MA

The petitioner is requesting Variances per Sections III-E.3.a, E.3.b.1 and E.3.b.3 of the Natick Zoning Bylaws in order to demolish the existing structure and construct a mixed use building with underground parking on the pre-existing, non-conforming lot, as shown on the plans submitted.

Case #2022-009– 216 South Main Street — Silva Development of Mendon, MA

The petitioner is requesting a Finding per Chapter 40A, Section 6 of the Massachusetts Zoning Act and Section IV-B and V-A.2 of the Natick Zoning Bylaws in order to demolish the existing single family dwelling and construct a new single family dwelling on the pre-existing, non-conforming lot, as shown on the plans submitted.

Case #2022-010– 23-25 Florence Street — Chris Coppellotti of Natick, MA

The petitioner is requesting a Finding per Chapter 40A, Section 6 of the Massachusetts Zoning Act and Section IV-B and V-A.2 of the Natick Zoning Bylaws in order to demolish the existing two family dwelling and construct a new two family dwelling on the pre-existing, non-conforming lot, as shown on the plans submitted

Other Business:

1. Approve the minutes from past meetings.

Upcoming Meetings

Monday, February 28, 2022 (40B)
Monday, March 21, 2022
Monday, April, 25, 2022

*The Zoning Board of Appeals reserves the right to consider agenda items out of order.
Any times that are listed on the agenda are estimates provided for informational purposes only.*

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TOWN CLERK-NATICK