

TOWN OF NATICK
Zoning Board of Appeals Meeting Agenda
Monday, October 23, 2023, at 6:30 pm
Amended October 13, 2023, at 10:20am

RECEIVED

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In-person Meeting Information

TOWN CLERK-NATICK

In-person Information

- Edward H. Dlott (Select Board) Meeting Room located on the 2nd floor of the Natick Town Hall, 13 East Central Street, Natick, MA 01760

To view plans under the link provided, select the files tab to the right of the details tab that is selected by default.

I. Public Speak

Any individual may raise an issue that is not included on the agenda, and it will be taken under advisement by the Board. There will be no opportunity for debate during this portion of the meeting. This section of the agenda is limited to 15 minutes, and any individual addressing the Board during this section of the agenda shall be limited to 5 minutes.

II. Public Hearings – Development Projects

1. **Public Hearing for 1 Craigie Street**, an application for Richard and Jessica Peristere for a Section 6 **FINDING** per Massachusetts General Law (MGL), and the Natick Zoning Bylaws, Sections IV-B and V-A. The project is for the construction of a two-car garage, new family room and master suite, as shown on the plans submitted.
Plans link: <https://natickspeaks.org/>
2. **Public Hearing for 154 Howe Street**, an application for Joshua Hofer for a Finding per Massachusetts General Law (MGL), Chapter 40A, Section 6 and the Natick Zoning Bylaws, Sections IV-B and V-A. The project is for rebuilding an existing deck along two sides of the house extending the deck two feet into the back yard, as shown on the plans submitted.
Plans Link: <https://natickspeaks.org/>
3. **Public Hearing for 146 E. Central Street**, an application for Route 135 LLC for a Finding per Massachusetts General Law (MGL), Chapter 40A, Section 6 and the Natick Zoning Bylaws, Sections IV-B and V-A AND three (3) Variances per Massachusetts General Law (MGL), Chapter 40A, Section 10 and the Natick Zoning Bylaws, Sections IV-B and V-A. The project is for the expansion of the existing structure and construction of a new retail building, as shown on the plans submitted.
Plans Link: <https://natickspeaks.org/>

4. **Public Hearing for 33 Rockland Street**, an application for 33 Rockland Street Realty Trust, for a Finding per Massachusetts General Law (MGL), Chapter 40A, Section 6 and the Natick Zoning Bylaws, Sections IV-B and V-A. The project is for the demolition of the existing structure and construction of a new single-family home, as shown on the plans submitted.
Plans Link: <https://natickspeaks.org/>

5. **Public Hearing for 54 Beverly Road**, an application for Dan Brown for a Finding per Massachusetts General Law (MGL), Chapter 40A, Section 6 and the Natick Zoning Bylaws, Sections IV-B and V-A. The project is for the demolition of the existing structure and construction of a new single-family home with an attached two car garage, as shown on the plans submitted.
Plans Link: <https://natickspeaks.org/>

6. **Public Hearing for 17 Harwood Road**, an application for Dan Brown for a Finding per Massachusetts General Law (MGL), Chapter 40A, Section 6 and the Natick Zoning Bylaws, Sections IV-B and V-A. The project is for the demolition of the existing structure and construction of a new single-family home with an attached two car garage, as shown on the plans submitted.
Plans Link: <https://natickspeaks.org/>

7. **Public Hearing for 7 Mechanic Street**, an application for 7 Mechanic Street LLC for a Finding per Massachusetts General Law (MGL), Chapter 40A, Section 6 and the Natick Zoning Bylaws, Sections IV-B and V-A. The project is for the demolition of the existing structure and construction of a 5200 SF Structure, as shown on the plans submitted.
Plans Link: <https://natickspeaks.org/>

8. **Public Hearing for 9 Surrey Lane**, an application for Kevin Allen for a Variance per Massachusetts General Law (MGL), Chapter 40A, Section 6 and the Natick Zoning Bylaws, Sections IV-B and V-A. The applicant proposes to add a porch/deck which is 8 feet wide x 3 ½ feet deep, as shown on the plans submitted.
Plans Link: <https://natickspeaks.org/>

III. Zoning Board of Appeals Business

- Meeting Minutes – August 28, 2023, September 18, 2023, July 18, 2022 and March 21, 2022
- 2024 ZBA Meeting Schedule

IV. Adjournment

The meeting will be broadcast and recorded by Natick Pegasus (Government Channel)
Posted in accordance with the provisions of *Massachusetts General Law (MGL), Chapter 30A, Sections 18 – 25 per David Jackowitz*