

MEETING NOTICE
TOWN OF WAYLAND
(As required by MGL Chapter 30A, sections 18-25)

Please email all meeting notices to townclerk@wayland.ma.us

Town Clerk Date Stamp

Board/Committee Name: Wayland Zoning Board of Appeals

Day/Date: Tuesday May 30th, 2023

Time of Meeting: 7:00 p.m.

Location: Wayland Town Building, Council on Aging Room

AGENDA

TOWN OF WAYLAND
MASSACHUSETTS
01778
BOARD OF APPEALS

TOWN BUILDING
41 COCHITUATE ROAD
TELEPHONE: (508) 358-3600

May 30th, 2023 Agenda

(This revises the agenda posted on May 25th, 2023 at 11:14am)

Due to a clerical error beyond our control, the public hearing scheduled for May 9th, 2023, including the continuances, has been cancelled. This public hearing has been rescheduled to Tuesday May 30th, 2023 in-person and remotely on the following application(s) at the time indicated:

One may watch or participate remotely with the meeting link that can be found at <https://www.wayland.ma.us/public-body-meeting-information-virtual-inperson-and-hybrid>

Pursuant to Chapter 2 of the Acts of 2023, this meeting will be conducted in person and via remote means, in accordance with applicable law. This meeting may be recorded which will be made available to the public on WayCAM as soon after the meeting as is practicable.

When required by law or allowed by the Chair, persons wishing to provide public comment or otherwise participate in the meeting, may do so by in person attendance (if allowed), or by accessing the meeting remotely, as noted above. We request public comment be limited to two minutes per person.

Everyone in attendance should be aware that face masks are now optional for Town Buildings according to the new Face-Covering Guidance dated February 24th, 2022. <https://www.wayland.ma.us/home/news/face-masks-optional-town-buildings>

7:00 p.m. -Public Comment

-Review/Accept Minutes: April 11th, 2023

-Topics not reasonably anticipated by the Chair 48 hours in

advance of the meeting, if any.

The below applications are subject to the Town of Wayland Zoning By-Laws Chapter 198; including but not limited to Articles 2, 4, 6, 8 and §198 Attachment 3 Table of Permitted Principal Uses for any necessary approvals, findings, special permits and/or variances as may be required.

- 7:05 p.m. Application of **Zhigang Wang (owner)**; to construct a porch on a pre-existing nonconforming lot in a nonconforming. The property is located at **10 Riverview Circle** which is in the R-20 Zoning District. **Case #23-07.**
- 7:10 p.m. Application of **James Ogletree & Ann Drouilhet (owner)**; to tear down and rebuild in same footprint on a pre-existing nonconforming. The property is located at **99 Dudley Road** which is in the R-20 Zoning District. **Case #23-08.**
- 7:15 p.m. **Continued:** Application of **David & Melissa Wolf (owners)**; to relocate a shed in a pre-existing non-conforming location. The property is located at **47 Edgewood Road** which is in the R-20 Zoning District. **Case #23-03.** (Continued 4.11.23)
- 7:20 p.m. **Continued:** Application of **Joshua Fox (attorney/agent) on behalf of Herb Chambers (owners)**; to create service bays for customer drop-off and additional storage. The property is located at **533 Boston Post Road** which is in the Limited Commercial Zoning District. **Case #23-01.** (Continued 2.14.23, 4.11.23)
- 7:25 p.m. **Continued:** Application by **The Planning Office for Urban Affairs:** for a comprehensive permit filed pursuant to General Law Chapter 40B for 60 rental units, 100% of which shall be deed restricted as affordable. This property is located at **124 Cochituate Road** which is in the R-40 Zoning District. **Case #23-09** (Continued 5.25.2023)

At the conclusion of the hearings on the aforementioned applications, the Board may then meet for the purpose of deciding on or deliberating toward a decision on any applications previously heard by it and to which no decision has yet been filed or any other public business before the Board.

BOARD OF APPEALS

Aida Gennis, Thomas White, Jim Grumbach, Shaunt Sarian, Joshua Wernig, Adam Hirsh,
Kevin Fitzpatrick, Doug Levine