



TOWN OF CONCORD
ZONING BOARD OF APPEALS
Virtual Public Meeting Agenda
Thursday, March 23, 2023, at 7:00 p.m.

To participate in the virtual public meeting, you may video conference in to:
<https://us02web.zoom.us/j/82336532378?pwd=RkZaYUNuTDJXTmxuZnVPUGNjSzlhZz09>

To teleconference, please call 877-853-5257 or 888-475-4499
Meeting ID: **823 3653 2378** Password: **211346**

In order to access this virtual meeting, attendees need to register their full name and email when logging in. Attendees will be muted and have no video ability. Applicants will be permitted audio and video during their scheduled public hearing. If an attendee has a question during this virtual meeting, use the Raise Hand function during the Public Comment period for each item and the Chair will unmute one person at a time to allow them to ask their question. When joining by phone, press *9 to raise your hand and *6 to mute/unmute your phone audio when called upon. Attendees should give themselves at least ten minutes before the meeting start time to set up and register.

The official public record with all related documents is maintained in the Planning Division Office at 141 Keyes Road, Concord, MA and available for public review during normal business hours. The plans and supporting materials may also be reviewed online at <https://www.concordma.gov/1439/ZBA-Current-Meeting-Documents>.

Time scheduled agenda items will be taken up in the order shown and not before the times shown. The times scheduled are not intended to represent any estimate of the time that may be necessary to discuss each item. Administrative Business items may be discussed at any time.

Public Hearings:

7:00 p.m - Concord Center for the Visual Arts, for a Special Permit with Site Plan Review under Zoning Bylaw Sections 7.1.3, 7.7.2.12, 11.6 and 11.8 to demolish 564 sq. ft and construct a 2,593 sq. ft. addition to an existing nonconforming structure and relief from parking at 37 Lexington Road (Parcel# 0015). (Applicant requests a continuance without discussion to the May 11th meeting.)

7:05 p.m – Rebecca Green, for a Special Permit under Zoning Bylaw Sections 7.1.3, 7.1.5 and 11.6 to construct two additions totaling 261 sq. ft with one addition 8’ 3” from the side property line on the existing 1026 sq. ft nonconforming dwelling at 127 Belknap Street (Parcel# 2768).

7:10 p.m – Concord Public Schools, for a Sign Variance under Sections 3(C)(2) and 7(A) of the Sign Bylaw to install a sign of more than two square feet in area at the main entrance to 835 Old Marlboro Rd (Parcel# 3010-2-1).

7:15 p.m – WH Walden LLC, for a Special Permit with Site Plan Review under Zoning Bylaw Sections 7.7.2.12, 7.7.3.13, 11.6, and 11.8 for a 2,367 sq. ft. second story addition and relief from parking and parking design standards at 59 Walden Street (Parcel# 0115).

Administrative Business:

- **Final Decision Review:** Quarry North Rd LLC, for a Special Permit under Zoning Bylaw Sections 10, 11.6 and 11.8 for a Planned Residential Development for six units at 48Y Fitchburg Turnpike (Parcel# 3419).
- Minutes 2/23