



TOWN OF CONCORD
ZONING BOARD OF APPEALS
Virtual Public Meeting Agenda
Thursday, June 9, 2022, at 7:00 p.m.

To participate in the virtual public meeting, you may video conference in to:

https://us02web.zoom.us/j/87393861848?pwd=8Zl_9JyGYKwVCmgFg3KbesYQIKUmRW.1

To teleconference, please call 877-853-5257 or 888-475-4499

Meeting ID: **873 9386 1848** Password: **437279**

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. – Robert Drake on behalf of Emerson Hospital, for a Special Permit Renewal for 10 years under Sections 5.4.1.4, 7.1.2, 7.7.2.12, 11.6 and 11.8 of the Zoning Bylaw to allow a temporary mobile medical facility within the Groundwater Conservancy District at **133 Old Road to Nine Acre Corner** (Parcel# 3648-E).

7:05 p.m. – Sarah and Bill Murphy, for a Special Permit under Sections 7.1.3, 7.1.5, and 11.6 of the Zoning Bylaw to construct a 1,198 sq. ft. addition on the existing 1,494 sq. ft. non-conforming dwelling at **368 Old Marlboro Road** (Parcel #3767-2).

7:10 p.m. – Keith Callahan on behalf of The Thoreau Club, for a Variance under Section 3(c)(2) of the Sign Bylaw and a Special Permit under Sections 5.4.5 and 11.6 of the Zoning Bylaw to host a tennis tournament and install a temporary sign at **275 Forest Ridge Road** (Parcel# 2970-1-5).

7:15 p.m. – Lyn Wilson, for a Special Permit under Sections 5.3.4 and 11.6 of the Zoning Bylaw for the stabling or boarding of horses in a residential district at **28 Cambridge Turnpike** (Parcel# 0241).

7:20 p.m. – Greg Graham, Latitude Architecture, for a Special Permit under Sections 7.1.3 and 11.6 of the Zoning Bylaw to construct two 1st floor additions totaling 27.3 sq. ft. and create 224.4 sq. ft. of additional living space on the second floor by raising the roofline and construct a breezeway connecting the garage to the house at **35 Belknap Street** (Parcel# 0769).

Administrative Business:

- Election of Officers

Posted: 5/26/22