TOWN OF CONCORD
ZONING BOARD OF APPEALS
Revised Virtual Public Meeting Agenda
Thursday, August 13, 2020 at 7:00 p.m.

To participate in the virtual public meeting, you may video conference in to:
https://us02web.zoom.us/j/88230327717?pwd=TE1kYmFrT1RxMERxMEsvRjIY1FCZz09.

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

Meeting ID: 882 3032 7717       Password: 472198

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. Attendees should give themselves at least ten minutes before the meeting start time to set up and register.

Normally, 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. However, due to the COVID-19 emergency, Town Offices are closed to the public at this time. The plans and supporting materials may 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. – J.P. Chase Morgan Bank, for a Special Permit and Site Plan Approval under Sections 7.2, 11.6, and 11.8 of the Zoning Bylaw to demolish the existing bank building, construct a new bank building, and perform related site improvements including parking reconfiguration, drive-thru ATM and stormwater management updates in the Floodplain Conservancy District at 1134 Main Street (Parcel 3790-1). (Applicant has requested a continuance without discussion to the September 10th meeting)

7:05 p.m. – Aaron Desatnik and Jenna Levy, for a Special Permit under Sections 6.2.11 and 11.6 of the Zoning Bylaw to construct an addition that exceeds the maximum 35-foot height by 3ft. 2 in. at 5 Ledge Rock Road (Parcel 1592).

7:10 p.m. – Milltarry Market, LLC, for the renewal and amendment of a Special Permit under Section 11.6 of the Zoning Bylaw to delete condition #8 requiring the applicant to maintain a list of classes and functions, the date, duration of each class or function, number of attendees and the number of available parking spaces on the entire site at the start of each class or function and to amend condition #13 to renew the Special Permit from 1 year to 5 years at 77 Lowell Road (Parcel 1685-2).

Administrative Business:

- 1651, 1657, and 165X Main Street PRD – Decision Deliberation
- Warrant Article Discussion
- Minutes: 2/13, 3/12, 4/9, 5/14, 6/11
- Black Horse Place – Release of performance guarantee
- 77 Lowell Road – Release of Letter of Credit

Posted: 7/30/2020 Revised: 8/12/2020