



# TOWN OF WAKEFIELD

## BOARD OF APPEALS

### NOTICE OF MEETING

October 27<sup>th</sup>, 2021 | 7:00 p.m.

Via Zoom: <https://zoom.us/j/96382795711?pwd=MzRmRm9UanA2Q0hubnhleGU5TEQ4UT09>

Consistent with the Governor's orders extending certain provisions of the Open Meeting Law every effort will be made to allow the public to view and/or listen to the meeting in real time. Persons who wish to do so are invited to click on the following link <https://zoom.us/j/96382795711?pwd=MzRmRm9UanA2Q0hubnhleGU5TEQ4UT09>. If you do not have a camera or microphone on your computer you may use the following dial in number: 1-301-715-8592 Meeting ID 963 8279 5711 Passcode 843822. Please only use dial in or computer and not both, as audio feedback will distort the meeting. This meeting will be audio and video recorded.

### **\*\*AGENDA- AMENDED\*\***

#### **1. CALL TO ORDER & ROLL CALL**

#### **2. CONTINUED HEARING**

- **(21-43, 21-44) SGD MANAGEMENT GROUP LLC**, application for a Special Permit and Site Plan Review under Article VI, Section 190-32 of the Wakefield Zoning Bylaw to allow a 5 unit Mid-Rise or Garden Apartment building with a combination of other uses including retail or service establishment; application for a Special Permit under Article VI, Section 190-32.1 allowing reductions and/or alterations to Dimensional Controls that are required under Section 190-32D and Table 2 (Table of Dimensional Regulations) of the Wakefield Zoning Bylaw. The requested reductions and/or alterations may include, and are not limited to, requirements relating to, lot frontage and width, front, side, and rear setback, floor area ratio, building coverage, and open area. The property is shown as Map 18, Lot/Parcel(s) K41 of the Assessor's Maps and is located at **97-99 WATER STREET**.
- **(22-10) NICOLE MCSHANE**, application for a Special Permit under Section 190-22 A-F(1) of the Wakefield Zoning Bylaw to allow an accessory apartment. The property is shown as Map 14B, Lot/Parcel(s) N10 of the Assessor's Maps and is located at **34 PAON BOULEVARD**.

#### **3. OTHER MATTERS**

- **117 WATER STREET – KIPOS ROASTBEEF**- Discuss Signage
- **(21-29 to 21-31) – MBAR WAKEFIELD, LLC - 500 MAIN STREET – SANTANDER BANK**- Discuss Materials
- **(21-16) 101 CEDAR STREET – MICAH CANESTARO, TRUSTEE**- Discuss Alternative Materials. **(THIS HEARING WILL BE CONTINUED)**
- **(19-40 to 19-44)- 168 ALBION STREET – NRP GROUP**- Discuss Temporary Certificate of Occupancy

#### **5. CLERK/BOARD COMMENTS**

#### **6. APPROVE MINUTES OF OCTOBER 13, 2021**

