



Town of Walpole
Commonwealth of Massachusetts
Zoning Board of Appeals

Zoning Board of Appeals
John Lee, Chair
Bob Fitzgerald, Clerk
Drew Delaney, Vice Chair
Jane Coffey, Member
David Anderson, Member
Judith Conroy, Assoc. Member
Timothy Hoegler, Assoc. Member

AGENDA

Wednesday, August 17, 2022

Meeting begins at 7:00 P.M.

Town Hall, 135 School Street, Walpole, MA 02081
MAIN MEETING ROOM

Public Hearings shall start no sooner than 7:00 p.m., unless expressly noted.
7:00 p.m. Public Hearings, Deliberations and Other Business:

RECEIVED
22 AUG -9 AM 9:50
TOWN OF WALPOLE
TOWN CLERK

Case No. 22-11, Wall Street Development Corp., 9 & 15 Pinnacle Drive (Map 19, Parcels 182 & 183), Comprehensive Permit pursuant to Massachusetts General Laws, Chapter 40B, Sections 20 through 23, as amended, to allow for the construction of twenty-eight (28) homeownership, non-age restricted, condominium Townhouses. (Continued from 7/20/2022) ***Public hearing is stayed as a result of ongoing appeal with the Housing Appeals Committee***

Case No. 22-10, Wall Street Development Corp, with respect to the property located at Darwin Lane (Map 42, Parcels 240 & 227-13) for a Comprehensive Permit pursuant to Massachusetts General Laws, Chapter 40B, Section 20 through 23 as amended, to allow the construction of twenty-eight (28) homeownership, non-age restricted, condominium townhouses in six (6) buildings on approximately 3.44 acres. (Continued from 7/20/2022) *** Public hearing is stayed as a result of ongoing appeal with the Housing Appeals Committee***

Case No. 22-22, Neponset Village LLC, 5 Pleasant Street (Map 20, Parcel 63), for a Comprehensive Permit pursuant to Massachusetts General Laws, Chapter 40B, Section 20 through 23 as amended, to allow the construction of twenty-four (24) townhouse style condominiums within seven (7) buildings

Case No. 22-21, Michael Cannon, 3 Eldor Drive, Special Permit pursuant to Section 5-B.2 of the Walpole Zoning Bylaws to allow for an accessory in-law suite.

Case No. 22-20, Lisa Marie Bastianelli, 41 Forsythia Drive, Special Permit pursuant to Section 5-B.2 of the Walpole Zoning Bylaws to allow an accessory in-law suite.

Case No. 22-19, BCA Inc, 41-43 Stone Street, Special Permit pursuant to Section 9.4.A of the Walpole Zoning Bylaws to allow for an addition to a non-conforming building in the rear of the existing property.

Case No. 22-18, Matthew Naughton, 11 Occident Circle, Special Permit pursuant to Section 9.4.A of the Walpole Zoning Bylaws to allow an addition to a non-conforming building.

Case No. 22-7, 1429 Main Street LLC, 1429 Main Street, Special Permit under Zoning Bylaws Sections 2.2.A-B/ 5-B.1.3.g to allow for the modification to the 2014 Planning Board Special Permit Decision, Case No. 14-10 in which the special permit granting authority has changed. (Continued from 7/20/2022)

Case No. 22-4, Thomas J. Powers, 132, 136, 140 Washington Street, Special Permit under Section 5-B.1.3.g of the Walpole Zoning Bylaws to allow for a three (3) story, six (6) unit, mixed-use residential development within the Business (B) Zoning District (Continued from 6/1/22)

Minutes Review:

- 6/15/2022

Upcoming Meetings:

- 9/7/2022

If you have questions about the Agenda contact the Zoning Board of Appeals,
snatola@walpole-ma.gov or 508-660-7250