



NOTE: Pursuant to Governor Baker's March 12, 2020 Order Suspending Certain Provisions of Open Meeting Law, and his March 15, 2020 Order limiting the number of people who may gather in one place, the Zoning Board of Appeals hearing will be held remotely via Zoom. The Public may not physically attend this meeting, but every effort will be made to allow the public to view and/or listen the meeting in real time.

**To attend a Zoom Meeting for Board of Appeals, visit
<https://us02web.zoom.us/j/84176322108?pwd=M2RvZlpjeUpzemFoSVpzejRHY3phUT09>**

**MEETING ID: 841 7632 2108
PASSWORD: 400600**

If you do not have a camera or microphone on your computer you may use the following dial in number: 1 929 205 6099

**MEETING ID: 841 7632 2108
PASSWORD: 400600**

Please only use dial or computer and not both as feedback will distort the meeting.

AGENDA

Board/Committee Name: BOARD OF APPEALS

Day/Date: Tuesday, February 2, 2021

Time of Meeting: 7:30 PM

Location: Virtual Meeting via Zoom

AGENDA

New or other Business

Board to vote for New or Acting Chair

Approve Invoices

Minutes

Decisions for approval

CONTINUED JURISDICTION

15 Ramsdell Way- Notice of Withdrawal of Notice of Insignificant Change to Comprehensive Permit – WCG Law Group, PLLC Attorney – Jay Connolly, Jr.

Continued Hearings

CASE #21-02 EDWARD P VIEGA III AND CHRISTINA VIEGA, 2 LANDER ROAD, LYNNFIELD, MA 01940

To apply for a Variance to build and 18'x38' inground swimming pool under Section 4.1.2. Continued from 1/5/2021 Hearing

CASE #21-03 CHAD KADERA, 4 REEDY ROAD, LYNNFIELD, MA 01940

To apply for a Variance under Section 4.1 and 4.1.2 to build a pool that is outside the front and rear setback requirements for the corner lot residence. Continued from 1/5/2021 Hearing

New Public Hearings

CASE #21-04 Bali Hai Restaurant Site, 160 Moulton Drive, Lynnfield, MA 01940

Site Plan Approval under Section 10.6 of the Zoning Bylaws for a 23-unit Apartment Building to be constructed at 160 Moulton Drive, Lynnfield MA.

CASE #21-05 Robert Guilla , 1 Sylvan Circle, Lynnfield, MA 01940

To apply for a Special Permit under Section 5.5 seeking relief for a rear yard setback for a two-story addition.

CASE #21-06 Regina Trust, Joseph J DiPietro Regina DiPietro, and Christopher T DiPietro, Trustee, 2, 4, 8 and 10 Harvey Park, Lynnfield, MA 01940

To apply for a Variances under Section 5.4 as needed to permit the razing, removal, reconstruction and enlargement of the four existing dwellings located and comprised of a non-conforming single family residence at 2 Harvey Park, a non-conforming two family resident at 4 Harvey Park, a non-conforming two family residence at 8 Harvey Park and non-conforming single family residence at 10 Harvey Park, all as shown on the plans filed herewith by Griffin Engineering Group, LLC entitled “Regina Trust, Harvey Park, Lynnfield, MA (Pages C1, C2, C3 and C4)” dated January 4, 2021. Apply for Special Permits under Sections 5.2, 5.3 and 5.5 to allow the razing, removal, reconstruction and enlargement of the four dwellings. Apply for variances as needed under Section 5.4 and a Special Permits as needed under 5.2, 5.3 and 5.5.

CASE #21-07 Frank Lopilato, 2 Edward, Ave, Lynnfield, MA 01940

To apply for a Variance and Special Permit under Sections 4.1.2 and 5.5 and 5.4 for a side yard deck and a rear yard deck.

ADVERTISED IN THE LYNNFIELD VILLAGER ON 1-13-2021 and 1-20-2021