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TOWN CLERK**TOWN OF BELMONT****PLANNING BOARD**

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**CASE NO.** 21-15

**APPLICANT:** Dane Helsing

**PROPERTY:** 376 Trapelo Road

Book 75575  
Page 495**DATE OF PUBLIC HEARINGS:** July 20, 2021**MEMBERS SITTING/**

Steve Pinkerton, Chairman  
Thayer Donham  
Ed Starzec  
Matt Lowrie  
Karl Haglund  
Renee Guo (Associate Member)



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**MEMBERS VOTING:**

Steve Pinkerton, Chairman  
Thayer Donham  
Ed Starzec  
Matt Lowrie  
Karl Haglund

**Introduction**

This matter came before the Planning Board ("Board") of the Town of Belmont ("Town") acting as Special Permit Granting Authority under the Zoning By-Law of the Town of Belmont, Massachusetts ("By-Law") and Chapter 40A of the Massachusetts General Law ("Zoning Act"). The Applicant, Dane Helsing ("Applicant"), requested one (1) Special Permit under Section §5.2.5 4-b-1 of the By-Law to propose an additional sign that would not be allowed without a special permit. The proposal is located at 376 Trapelo Road and in the Local Business III Zoning District (LBIII).

§5.2.5 4-b-1 of the By-Law allows additional signs by special permit from the Planning Board.

The one (1) requested Special Permits are as follows:

## 1) Additional Wall Sign

- a. The Planning Board may grant a Special Permit authorizing more than one identifying signs on an exterior wall provided that the aggregate area of such signs does not exceed the limits set forth herein.

**Proposal**

Dane Helsing  
64 Hoitt Rd.  
Belmont, MA 02478

Case No. 21-15  
Property: 376 Trapelo Road

The Applicant proposed one 11' by 5'-6.5" wall sign with existing illumination shining up. The total display area of the proposed sign complies with the By-Law requirements.

### **Submissions to the Board**

1. June 25, 2021 Submittal
  - a. Application for Special Permit;
2. Signatures in Support of Proposed Sign.

### **Deliberation and Decision**

The Board held a duly advertised public hearing conducted via ZOOM videoconference (in connection with current restrictions regarding social distancing in connection with COVID-19) on July 20, 2021 and it was closed at the same public hearing. No comments were received from the public at the public hearing.

After the close of the public hearing, the Planning Board deliberated on the Applicant's request for one (1) Special Permit under Sections §5.2.5 4-b-1 of the By-Law to propose a sign that would not be allowed without a special permit.

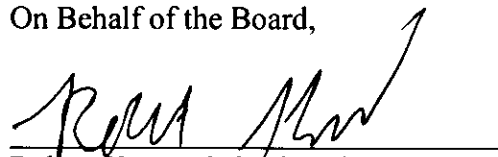
The five (5) Board members voting on the case found that the proposed signs as submitted to be acceptable.

Accordingly, upon motion duly made and seconded, the Board voted 5-0 on July 20, 2021 to grant the Applicant's request for one Special Permit to construct one sign at 376 Trapelo Road subject to the following conditions.

### **Conditions:**

1. This approval is based upon the plans presented at the July 20, 2021 Planning Board Meeting. No modifications may be made without the approval of the Board, or a determination in writing by the Board that the modification is so minor that the approval by the Board is not required.

On Behalf of the Board,



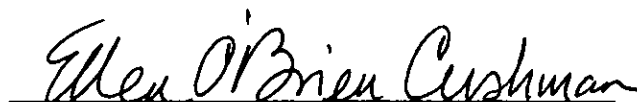
Robert Hummel, Senior Planner

Dated: August 3, 2021

### **CERTIFICATION**

I, Ellen O'Brien Cushman, hereby certify that twenty (20) days have elapsed after the decision was filed in the office of the Belmont Town Clerk on August 3, 2021, and further I certify that no appeal has been filed with regard to the granting of said one (1) Special Permit with one (1) conditions.

September 2, 2021



Ellen O'Brien Cushman, Town Clerk  
Belmont, MA