

PLANNING BOARD AGENDA
TUESDAY, September 19, 2023 @ 7:00PM

This meeting will be held remotely using Zoom video conferencing technology, as permitted by the Massachusetts Act Relative to Extending Certain State of Emergency Accommodations, that became effective July 16, 2022. Should the audio function stop working during the Zoom meeting and it cannot be restored, the meeting will end and be rescheduled.

FOR PARTICIPANTS:

Topic: Planning Board
Time: Sept 19, 2023 07:00 PM Eastern Time

Join Zoom Webinar
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BELMONT, MA

DATE: September 12, 2023
TIME: 2:44 PM

1. Meeting Called to Order.

2. Notice: The Board may not hear the items in the order listed below.

3. Continued Cases:

- a) Case No. 23-17 Design and Site Plan Approval
297 Concord Ave. - Municipal Skating Rink Building Committee

Applicants request Design and Site Plan Approval to construct a new Ice Skating Rink at 297 Concord Ave. located in a General Residence (GR) zoning district. Section 7. 3. 2 a) of the Zoning By-Law requires Design and Site Plan Review Approval from the Planning Board for the construction of a non-residential building that has a total Gross Floor Area greater than 2,500 square feet or a proposal that results in the need for six (6) or more parking spaces.

Plans: https://www.belmont-ma.gov/sites/g/files/vyhlf6831/f/uploads/23.08.18_rink_sports_facility_-_planning_board_presentation.pdf

- b) Case No. 23-19 One Special Permit
87 Goden Street (SRC) - Kamel Alhady

Applicant requests One Special Permit under §1.5.4 C (2) of the Zoning By-Law to construct a Single-family dwelling at 87 Goden Street located in Single Residence C (SRC) Zoning District. Special Permit: §1.5.4 C (3-b) of the Zoning By-Law allows construction of new structures after voluntary demolition by a Special Permit granted by the Planning Board.

Plans: https://www.belmont-ma.gov/sites/g/files/vyhlf6831/f/uploads/87_goden_plans.pdf

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4. The Economic Development Committee and Vision21 Implementation Committee will present to the Board 2 proposed amendments to the zoning bylaws to facilitate opening of restaurants in Belmont. Vision21 has voted to endorse these amendments.
5. Update on Cases, Planning Board Projects and Committee Reports.

6. **Continued Case:**

c) Case No. 23-21 Design and Site Plan Review Approval

336 Concord Ave (SRC) - Belmont Public Library, Conrad Ello, AIA, LEED AP, agent

Applicant requests Design and Site Plan Review Approval to construct a Library at 336 Concord Ave. located in a Single Residence C (SRC) zoning district. Section 7. 3. 2 a) of the Zoning By-Law requires Design and Site Plan Review Approval from the Planning Board for the construction of a non-residential building that has a total Gross Floor Area greater than 2,500 square feet or a proposal that results in the need for six (6) or more parking spaces.

Plans: https://www.belmont-ma.gov/sites/g/files/vyhlf6831/f/uploads/23-21_dspr_-_belmont_public_library_-_drawings.pdf

7. Adjourn.

The Planning Board's next scheduled meeting will be held on Tuesday, October 3, 2023.