



**NEEDHAM  
ZONING BOARD OF APPEALS  
AGENDA**

**THURSDAY, March 18, 2021 - 7:30PM**

**Zoom Meeting ID Number: 869-6475-7241**

|                                                                                                                               |
|-------------------------------------------------------------------------------------------------------------------------------|
| <b>To join the meeting link at: <a href="https://us02web.zoom.us/j/86964757241">https://us02web.zoom.us/j/86964757241</a></b> |
|-------------------------------------------------------------------------------------------------------------------------------|

- |                   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          |
|-------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Minutes           | Review and approve Minutes from February 25, 2020 meeting.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| Case #1 – 7:30PM  | 238 Highland Avenue- Public notice is hereby given that Allen Douglass and Christine Lachkey, applicants, have applied to the Board of Appeals for a Special Permit Amendment under Sections 5.1.1.5, 5.1.2, 5.1.3(j), 5.1.3(k), 5.1.3(l), 5.1.3(n), 7.5.2 and any other applicable Sections of the Zoning By-Law to expand the Needham Montessori School to allow up to 114 children. As part of this expansion, the parking area is proposed to be redesigned to meet design criteria and improved safety. The subject property is located at 238 Highland Avenue, Needham MA in the Highland Commercial -128 District.                                                |
| Case #2 – 7:45 PM | <b>1257 Highland Avenue-</b> Public notice is hereby given that Melissa Gale/The Cookie Monstah Company, applicant, has applied to the Board of Appeals for a Special Permit under Sections 3.2.2, 5.1.1.5, 5.1.2, 5.1.3 7.5.2 and any other applicable Sections of the Zoning By-Law for a take-out counter accessory to a food retail establishment; for retail sales of ice cream, frozen yogurt and similar products for consumption on or off premises; for more than one non-residential use on a lot; and to waive strict adherence to parking requirements. The subject property is located at <b>1257 Highland Avenue, Needham MA</b> in the Business District. |

Next Meeting: **Thursday, April 15, 2020, 7:30pm**