

CITY OF BEVERLY
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**CITY of BEVERLY
ZONING BOARD OF APPEALS**

Mailing Address: 191 Cabot Street

Office Address: 8 Dane Street

Beverly, Massachusetts 01915

Phone (978) 921-6025

Fax (978) 921-8580

Mayor

Michael P. Cahill

Chairperson

Joel Margolis

Administrative Assistant

Leanna Harris

MEETING NOTICE

Wednesday, August 26, 2020

7:00pm.

Website link: meet.google.com/uih-gemv-cfm

Phone: 510-833-7242 PIN: 715809946

*** PLEASE SEE INSTRUCTIONS BELOW TO REMOTELY ACCESS MEETING***

Pursuant to Governor Baker's March 12, 2020 Order suspending certain provisions of the Open Meeting Law, G.L. c. 30A §18, and the Governor's March 23, 2020 Order imposing strict limitation on the number of people that may gather in one place, this meeting of the Beverly Zoning Board of Appeals will be conducted via remote participation to the greatest extent possible. No in-person attendance of members or the public will be allowed, but every effort will be made to ensure that the public can adequately access the proceedings in real time, via technological means. In the event that we are unable to do so, despite best efforts, we will post on the City's website an audio or video recording, transcript or other comprehensive record of proceedings as soon as possible after the meeting.

REMOTE PUBLIC ACCESS TO THIS MEETING WILL BE PROVIDED IN THE FOLLOWING MANNER:

1. Access through the Google Hangouts Meet application. This application will allow users to view the meeting and request comment using the chat function. **Pursuant to Open Meeting Law, M.G.L. c. 30A, §20, the Chair may elect to recognize the public comment submitted through the Chat function at appropriate points in the meeting.** If any member of the public would like to submit a comment prior to the meeting, or would like to make it known prior to the meeting that s/he would like to comment on any item on the



Agenda, individuals should submit comments and requests to Leanna Harris, Administrative Assistant at lharris@beverlyma.gov as soon as possible.

a. Google Hangouts Meet meeting login instructions:

For computers: <https://meet.google.com/uih-gemv-cfm>

i. For mobile devices (tablets and smartphones)

1. Download the free app 'Hangouts Meet by Google' through either Google Play or the IOS app store
2. Allow the app to access your device's camera and microphone
3. Then click on 'enter meeting code' and type in: **715809946**
Then click "ask to join" and a facilitator will enable you to enter the meeting.

b. Telephone – landlines or cell phones

i. Dial: **510-833-7242**

ii. When prompted, enter the pin: **715809946** and a facilitator will enable you to enter the meeting.

2. Applicants and/or representatives required to appear before the Zoning Board of Appeals must make arrangements to present remotely as there meeting location. Documentary exhibits and/or visual presentations must be submitted 5 business days in advance of the meeting to lharris@beverlyma.gov, so that they may be displayed for remote public access viewing.

AGENDA

These hearings are scheduled to be noticed to the public in the Salem News on
8/10/2020 and 8/17/2020

NEW PUBLIC HEARINGS

Robert Gulla, Architect o/b/o James and Lori Glazier

In a petition for a request for a **Special Permit** for an accessory apartment over a new garage addition that is to be added to the left side of existing house. Garage addition will meet all required setbacks. The property is located at 5 Salters Avenue Lane in the R10 zoning district.

Handly & Cox o/b/o Greenhouse Naturals, LLC

In a petition for a request for a **Special Permit** to operate a marijuana establishment for retail distribution of cannabis and related products to recreational customers. The property is located at 13 Enon Street in the CG zoning district.



David and Carol Leighton

In a petition for a request for a **Variance** to build an 18'x24' detached garage with a left side setback of 11' where 15' is required. The property is located at 13 Smithson Drive in the R10 zoning district.

Alexander & Femino o/b/o Trowt Moving & Storage, Inc.

In a petition for a request for a **Special Permit** to allow for the location of a 9,667 s.f. warehouse and storage facility for the applicant's business. The property is located at 32 Dunham Road in the IR zoning district.

Alexander & Femino o/b/o Todisco Properties, LLC

In a petition for a request for a **Special Permit** to remove the second floor with dormers and replace it with a full second floor and attic on an existing single family dwelling that is legally nonconforming on the northerly side yard setback being located 10.2' from the lot line where 15' is required. There will be no change in the building setbacks. The property is located at 557 Cabot Street in the R10 zoning district.

CONTINUED PUBLIC HEARINGS

Sign Art o/b/o 10 Congress Street Owners LLC

In a petition for a request for a **Special Permit** to install a freestanding sign for the Sedna Apartment Building Project. The property is located at 12 Congress Street in the WDR zoning district.

OTHER BUSINESS

Approval of July 22, 2020 ZBA Minutes (O'Brien)

Leanna Harris, Administrative Assistant
Board of Appeals of the Zoning Ordinance

- This meeting will not be live broadcast by BevCam. A recording will be available for viewing after the meeting.