

NEEDHAM PLANNING BOARD

Tuesday, August 27, 2024

7:00 p.m.

Charles River Room

Public Services Administration Building, 500 Dedham Avenue

AND

Virtual Meeting using Zoom

Meeting ID: **880 4672 5264**

(Instructions for accessing below)

To view and participate in this virtual meeting on your phone, download the “Zoom Cloud Meetings” app in any app store or at www.zoom.us. At the above date and time, click on “Join a Meeting” and enter the following Meeting ID: **880 4672 5264**

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Or to Listen by Telephone: Dial (for higher quality, dial a number based on your current location):

US: +1 312 626 6799 or +1 646 558 8656 or +1 301 715 8592 or +1 346 248 7799 or +1 669 900 9128 or +1 253 215 8782 Then enter ID: **880 4672 5264**

Direct Link to meeting: <https://us02web.zoom.us/j/88046725264>

1. Public Hearing:

7:00 p.m. Amendment to Major Project Site Plan Special Permit No. 2011-04: Town of Needham, 1471 Highland Avenue, Needham, MA, Petitioner (Property is the location of the Center at the Heights, 300 Hillside Avenue, Needham, Massachusetts). Regarding request for the installation of a permanent emergency generator to serve the Center at the Heights as well as a reduction of 3 parking spaces.

2. Public Hearing:

7:30 p.m. Definitive Subdivision: 40 Highland Ave, LLC, 435E Dedham Street Newton, MA 02459, Petitioner, (Property located at 40 Highland Avenue and 14-16 Riverside Street, Needham, MA). Regarding request to subdivide the Premises into three building lots, two of which will be used for residential purposes, having frontage on the new road, and the third of which will continue to be used for commercial purposes.

3. ANR Plan – Majorie A. Pine, Petitioner, (Property located at 321 Cartwright Road, Needham, MA).

4. MBTA Communities (Section 3A of MGL c. 40A) Zoning Initiative

- Presentation of Traffic Study, GPI.

5. Request to extend action deadline: Major Project Site Plan Special Permit No. 2022-02: 557 Highland, LLC, an affiliate of The Bulfinch Companies, Inc., 116 Huntington Avenue, Suite 600, Boston, MA, Petitioner. (Property located at 557 Highland Avenue, Needham, Massachusetts).

6. Request to review and approve Landscaping Plan and Subdivision documents: 920 South Street Definitive Subdivision: Brian Connaughton, 920 South Street, Needham, MA, Petitioner, (Property located at 920 South Street, Needham, MA).

7. Discussion of & Vote to Adopt Code of Conduct.

8. Planning Board appointment to Downtown Redesign Working Group.
9. Planning Board appointment to Mobility Planning and Coordination Committee.
10. Minutes.
11. Report from Planning Director and Board members.
12. Correspondence.

(Items for which a specific time has not been assigned may be taken out of order.)