



TOWN OF WATERTOWN
Planning Board
Administration Building
149 Main Street
WATERTOWN, MASSACHUSETTS 02472

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AGENDA

The Planning Board of the City known as the Town of Watertown will hold a public meeting/hearing on **Wednesday, May 10, 2017 at 7:00 p.m.** in the Town Council Chamber, Administration Building, 149 Main Street, Watertown, MA.

I. PUBLIC HEARING

- **[Zoning Amendment - ASSISTED LIVING](#)**

Amendment to §5.01, the *Table of Use Regulations* to allow the category of Assisted Living as a Principle Use By Right or by Special Permit with Site Plan Review in the Industrial-3 (I-3) zoning district.

II. ADMINISTRATIVE BUSINESS

Minutes of 4/12/17 meeting

III. CASES PENDING

- **[223 Palfrey Street](#); Nicole Vaiani - **Special Permit Finding****

§4.06(a), Existing Non-Conforming Setbacks, Front and Side, so as to construct a full second story, increasing front yard setback from 19.9' to 20.2' where 25' is required and maintaining westerly side yard setback at 6.5', where 10' is required. (S-6) Single Family Zoning District ZBA-2017-07

- **[485, 615-1, 617 Arsenal Street](#); BP Arsenal Group, LLC - **Site Plan Review Approval****

§5.18(h)(5), *Final Site Plan Review*, to retrofit Buildings A (485 Arsenal) & E (615-1 Arsenal) to resemble their historic footprint and character and to install, grade and landscape the parking and roadway access around these buildings. RMUD (Regional Mixed-Use District) Zoning District PB-2017-01

- **[586 Pleasant Street](#); 586 Pleasant Street Realty LLC - **Special Permit with Site Plan Review****

§5.01.5(c)(2), Construction/Conversion of Office Space with Ancillary Warehouse, greater than 4,000 s.f. and §5.02(f), Occupant's Accessory Business Truck, for 8 commercial/light industrial condominiums, located in the PSCD (Pleasant Street Corridor District) Zoning District PB-2017-02

IV. CASE CONTINUED

- **[15 Arden Road](#); Richard Williams and Jeanne Segal - **Special Permit Finding – REQUEST FOR WITHDRAWAL****

§4.06(a), Non-Conforming Front and Side(s) Setbacks and Maximum Building Coverage, so as to construct a garage, second and third floor additions within the non-conforming front and side yard setbacks, and to increase the non-conforming building coverage from 20.02% to 20.35%, where 20% maximum is allowed – located in S-10 (Single Family) Zoning District. ZBA-2017-05

V. OTHER

Please note that if a case is continued, abutters will not be notified again