

TOWN OF WESTWOOD
COMMONWEALTH of MASSACHUSETTS

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By Town Clerk at 3:00 pm, May 11, 2023

Christopher A. Pfaff, Chair
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Philip M. Giordano
Joshua C. Ames



Elijah Romulus, Town Planner
eromulus@townhall.westwood.ma.us
(781) 251-2581
Amanda Wolfe, Housing & Land Use Planner
awolfe@townhall.westwood.ma.us
(781) 251-2598
Tiana Malone, Administrative Assistant
tmalone@townhall.westwood.ma.us
(781) 320-1366

PLANNING BOARD

NOTICE OF PUBLIC HEARING
22 Everett Street

Pursuant to Chapter 20 of the Acts of 2021, On March 29, 2023, Governor Healey signed into law An Act Extending Certain COVID-19 Measures Adopted during the State of Emergency. This Act includes an extension, until March 31, 2025, of the remote meeting provisions the previous administration's March 12, 2020, Executive Order. This meeting will be conducted via remote means. Members of the public who wish to access the meeting may do so by using the Webinar link below. No in-person attendance of members of the public will be permitted, 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, for reasons of economic hardship and despite best efforts, we will post on the Town website an audio or video recording, transcript, or other comprehensive record of proceedings as soon as possible after the meeting.

The Westwood Planning Board will hold a remote public hearing on **Tuesday, June 6, 2023 at 7:00 p.m. via Zoom** regarding an application filed by Peter Zahka on behalf of PP Everett Street, LLC for a Mixed-use and Multi-family Residential Overlay District (MUMFROD) Special Permit pursuant to Sections 9.9 and 10.3 of the Westwood Zoning Bylaw with consolidated Earth Material Movement Environmental Impact and Design Review (EIDR-EMM) and Environmental Impact and Design Review (EIDR) approvals pursuant to Sections 7.1 and 7.3, of the Zoning Bylaw for the purposes of redeveloping an existing commercial and industrial property at 22 Everett Street, Westwood, MA 02090. The application (#PB-23-25) proposes a mixed-use multi-family residential and commercial development with two new 4-story structures containing approximately 232,903 SF of total floor area, including approximately 183,703 SF of residential floor area with 158 residential units, approximately 12,000 SF of commercial floor area, and approximately 37,200 SF of garage area, as well as associated site alterations related to surface parking, drainage, lighting, landscape, and recreational improvements. The property is in the Highway Business (HB) zoning district and within the Mixed-Use & Multi-Family Residential Overlay District (MUMFROD), Wireless Communications Overlay District (WCOD), and Flexible Multiple Use Overlay District 3 (FMUOD).

Land Affected: Assessor's Map 23 Lots 226 and 227
Property Owner: Everett Street Realty Corp (23-227) and Hartling Corp C/O Donald Foster (23-226)

The meeting will be filmed live by Westwood Media Center (WMC) available for viewing on Comcast channel 12 and Verizon channel 42 and on WMC's YouTube. Those wishing to participate are encouraged to use Zoom by following the instructions below or by going to <https://zoom.us/> clicking on 'join meeting' and entering the meeting webinar ID.

Zoom Link:

<https://us02web.zoom.us/j/82842771728?pwd=Y3FJM0x2QjJ1Uno1VGVzaFJNR1k2UT09>

Passcode: 780559

Or One tap mobile:

US: +16469313860,,82842771728# or +19292056099,,82842771728#

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Carby Street Municipal Building • 50 Carby Street • Westwood, MA 02090

www.westwoodma.gov/planning

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877 853 5257 (Toll Free) or 888 475 4499 (Toll Free)

Webinar ID: 828 4277 1728

International numbers available: <https://us02web.zoom.us/j/kpHg2efYe>

Plans and application are available for viewing on the Town's website under "Current Applications Link" for the Planning Board at www.westwoodpermit.org. Interested persons are encouraged to attend the public hearing via Zoom to make their views known. You may send written comments by email to eromulus@townhall.westwood.ma.us at least three business days in advance to allow time for receipt and distribution. Final meeting agenda and zoom information will be provided on Town's calendar on the homepage 3-5 days in advance at <https://www.townhall.westwood.ma.us/>.

Westwood Planning Board