

TOWN OF WESTWOOD
COMMONWEALTH of MASSACHUSETTS

RECEIVED

By Town Clerk at 3:07 pm, Jul 10, 2023

Ellen Larkin Rollings, Chair
Kathleen Wynne, Vice Chair
Joshua C. Ames, Secretary
Philip M. Giordano
Christopher A. Pfaff



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

906-936 Clapboardtree Street – Xaverian Brothers High School

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 **August 8, 2023 at 7:00 p.m. via Zoom** regarding an application filed by Connor Ennis on behalf of Xaverian Brothers High School in the care of Bohler Engineering for consideration of a consolidated Access Approval pursuant to Section 7.5 and Earth Material Movement Environmental Impact and Design Review (EMM-EIDR) pursuant to Sections 7.1 and 7.3 of the Westwood Zoning Bylaw for the purposes of building a 121-space parking lot (Phase I) and receiving the approval for a future 54-space parking lot (Phase II, if needed) both phases with associated earthwork and stormwater management at 906-936 Clapboardtree Street, Westwood, MA 02090. The project also includes demolishing the existing single-family residential structure at 928 Clapboardtree Street and widening the existing curb cut at 924 Clapboardtree Street. The properties are in the Single Residence A (SRA) zoning district. The street-abutting properties at 906-924 and 936 Clapboardtree Street are within the Access Approval Overlay District (AAOD). Per M.G.L. ch. 40A, § 3 (1950) – commonly known as the Dover Amendment, no zoning ordinance or bylaw shall prohibit, regulate, or restrict the use of land or structures for religious or educational purposes on land owned by a nonprofit educational corporation. The Dover Amendment does permit that such land or structures may be subject to reasonable regulations concerning the bulk and height of structures, yard sizes, lot area, setbacks, open space, parking, and building coverage requirements. **Land Affected: Assessor's Map 23, Lots 7-12 & 18**

Property Owner: Xaverian Brothers High School

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/87108563462?pwd=Tk1ITldCUWtsMTAybVQreUxDbEdEzZ09>

Passcode: 590666**Or One tap mobile:** US: +16469313860,87108563462# or +19292056099,87108563462# **Or Telephone:** Dial (for higher quality, dial a number based on your current location): US: +1 646 931 3860 or +1 929 205 6099 or +1 301 715 8592 or +1 305 224 1968 or +1 309 205 3325 or +1 312 626 6799 or +1 360 209 5623 or +1 386 347 5053 or +1 507 473 4847 or +1 564 217 2000 or +1 669 444 9171 or +1 669 900 6833 or +1 689 278 1000 or +1 719 359 4580 or +1 253 205 0468 or +1 253 215 8782 or +1 346 248 7799 or 877 853 5257 (Toll Free) or 888 475 4499 (Toll Free) or 833 548 0276 (Toll Free) or 833 548 0282 (Toll Free)**Webinar ID:** 871 0856 3462

International numbers available: <https://us02web.zoom.us/j/87108563462?pwd=Tk1ITldCUWtsMTAybVQreUxDbEdEzZ09>

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