



# TOWN OF LAKEVILLE MEETING POSTING & AGENDA

Town Clerk's Time Stamp  
received & posted:

*K. DeGripa*

LAKEVILLE TOWN CLERK  
RCUD 2024 APR 11 PM 2:50

48-hr notice effective  
when time stamped

Notice of every meeting of a local public body must be filed and time-stamped with the Town Clerk's Office at least 48 hours prior to such meeting (excluding Saturdays, Sundays and legal holidays) and **posted thereafter in accordance with the provisions of the Open Meeting Law, MGL 30A §18-22 (Ch. 28-2009)**. Such notice shall contain a listing of topics the Chair reasonably anticipates will be discussed at the meeting.

Name of Board or Committee:	Zoning Board of Appeals
Date & Time of Meeting:	Thursday, April 25, 2024 at 7:00 p.m.
Location of Meeting:	Lakeville Public Library 4 Precinct Street, Lakeville, MA 02347
Clerk/Board Member posting notice:	Cathy Murray

Cancelled/Postponed to: \_\_\_\_\_ (circle one)

Clerk/Board Member Cancelling/Postponing: \_\_\_\_\_

## A G E N D A

### Petition hearings (votes to be taken)

- Benatti hearing, continued** – Appeal from Decision of the Building Inspector/Zoning Enforcement Officer relative to business activity in the residential district at **434 Bedford Street**
- Mason hearing – 217 County Street** – request for a **Special Permit** under §270-7.4 B and §270-7.4 B (21) to demolish and existing dwelling and construct a new dwelling of similar scale that would be within the setbacks on a pre-existing, non-conforming lot.
- Buds Goods & Service MA Corp hearing – 475 Kenneth W. Welch Drive** – request for a **Special Permit** under §270-7.4 (4) to expand its existing use to incorporate a processing room and workspace area.
- Simmonds Hills LLC** – request for a **Comprehensive Permit** under M.G.L., Chapter 40B to construct two-hundred (200) units with forty-four (44) units to consist of single family homes, forty-six (46) duplex cottages catering to an older demographic, and eleven (11) ten (10) unit condominium buildings, of which not less than fifty (50) of such units shall be restricted as affordable for low-or moderate-income persons or families as required under the terms of the applicable state regulations and guidelines. The project is located off of **Freetown Street** and composed of six (6) separate Lakeville Assessor's parcels; Map 034, Block 002, Lots 001, 002, 011, 012 and Map 035, Block 001, Lots 002A and 004.
  - Discussion limited to setting the date & location for the next hearing.
  - Peer review
- Approve Meeting Minutes for March 21, 2024.
- Next meeting . . . Thursday, May 16, 2024- Location to be determined.
- Adjourn

Please be aware that this agenda is subject to change. If other issues requiring immediate attention of the **Zoning Board of Appeals** arise after the posting of this agenda, they may be addressed at this meeting