

CITY OF WALTHAM
ZONING BOARD OF APPEALS

September 6, 2018

The Zoning Board of Appeals held a Working Session on Case No. 2015-25, Alliance Realty Partners, LLC, at P.M., Thursday, September 6, 2018, at 5:17 P.M., in the Public Meeting Room of the Arthur Clark Government Center, 119 School Street, Waltham, MA.

The Petitioner was Alliance Realty Partners LLC who applied, pursuant to Massachusetts General Laws, Chapter 40 B, Section 20 through 23, as amended, for the issuance of a Comprehensive Permit permitting the applicant to construct 195 apartment style rental units, with associated parking and relating utilities on the approximately 77,879 +/- square feet parcel of land located at 341 Second Avenue. Location and Zoning District: 341 Second Avenue Commercial Zoning District. Said property is shown on the City of Waltham Atlas - Atlas Page R039, Block 001, Lot 0016.

In attendance were Chair Barbara Rando, and members Glenna Gelineau, Mark Hickernell, Marc Rudnick, John Sergi.

Michelle Lerner, Assistant City Solicitor for the City of Waltham, was also present to assist the board with any questions that they might have.

Michael Bourjoulian and members from Alliance Realty Partners also attended along with Judi Barrett from Planning Group LLC.

At 5:25 P.M., the chair asked for a short interruption in order to go into Executive Session. Mrs. Rando asked everyone to to wait out in the hall until the Executive Session is over.

On motion of Mr. Sergi, seconded by Mr. Rudnick the board voted go into Executive Session and after that return into open session.

Roll call: Mr. Rudnick, yes; Mr. Hickernell, yes; Ms. Gelineau, yes; Mr. Sergi, yes and Mrs. Rando, yes.

At 5:45 P.M., on motion of Mr. Hickernell, seconded by Mr. Rudnick, the board voted to go back into regular session.

The board went over in great detail the revised redline version of the draft decision incorporating comments from the board at their public meeting held on September 5, 2018. There were considerable questions asked by board members and Attorney Lerner assisted the board with some of their questions. The Chair allowed the Petitioner along with Ms. Barrett to respond to some of their concerns.

On motion of Mr. Rudnick, seconded by Mr. Hickernell, the board voted to continue the working session to Tuesday, September 11, 2018.

There being no further business, on motion of Mr. Sergi, seconded by Mr. Hickernell, the board voted to adjourn at 8:55 P.M.

Barbara Rando, Chair
9/11/18