



TOWN OF WAYLAND  
MASSACHUSETTS  
01778  
BOARD OF APPEALS

TOWN BUILDING  
41 COCHITUATE ROAD  
TELEPHONE: (508) 358-3600  
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A public hearing will be held on Tuesday May 9, 2017 at the TOWN BUILDING, 41 COCHITUATE ROAD, WAYLAND on the following application(s) at the time indicated:

- 7:00 p.m.      -Public Comment  
                  -Review/Accept Minutes  
                  -Topics not reasonably anticipated by the Chair 48 hours in  
                  advance of the meeting, if any.
- 7:00 p.m.      Application of **Herb Chambers of Wayland, Inc.** for any necessary approvals, findings, special permits and/or variances as may be required in order to permit and/or modify existing ZBA decisions related to site signage to include the addition of one (1) new free standing sign. Proposed free standing sign exceeds maximum 15' height limitation and is internally lit where internally illuminated signs are prohibited. Proposed sign is also apparently located in a front yard setback and may require further zoning relief in order to allow for additional square footage of site signage in excess of 40 square feet in the aggregate. This application is to be heard under the Town of Wayland Zoning By-Laws Chapter 198; including but not limited to, Sections 104.2, 201, 203, 401.1.2, 501.1, 501.2 and Articles 6 and 8. The property is located at **533 Boston Post Road** which is in a **Limited Commercial Zoning District. Case #17-07**
- 7:15 p.m.      Application of **Tim Dreher** for any necessary approvals, findings, special permits and/or variances as may be required in order to remove and rebuild in a larger footprint an existing non-conforming residential deck as well as construct a new residential deck that is located in a yard setback under the Town of Wayland Zoning By-Laws Chapter 198; including but not limited to, Sections 104.2, 201, 203, 401.1.2, 401.1.3 and Articles 8 and 16. The property is located at **55 Knollwood Lane** which is in an R-20 Single Residence District and Aquifer Protection District. **Case #17-08**
- 7:30 p.m.      Application of **Zhenying Luo** for any necessary approvals, findings, special permits and/or variances as may be required in order to construct additions to a single family residential dwelling that increases gross floor area by more than 20% on a pre-existing non-conforming lot under the Town of Wayland Zoning By-Laws Chapter 198; including but not limited to, Sections 104.2, 201, 203, 401.1.2, 401.1.3 and Articles 8 and 16. The property is located at **3 East Road** which is in an R-40 Single Residence District and Aquifer Protection District. **Case #17-09**

At the conclusion of the hearings on the aforementioned applications, the Board may then meet for the purpose of deciding on or deliberating toward a decision on any applications previously heard by it and to which no decision has yet been filed or any other public business before the Board.

BOARD OF APPEALS

Eric Goldberg, Aida Gennis, Jonathan Sachs,  
Thomas White, Jason Drori, Linda Segal,  
Shaunt Sarian