



**Mayor**  
**Charles C. Kokoros**

## Department of Planning and Community Development

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### PLANNING BOARD

Erin V. Joyce, Chair  
Kimberly Kroha, Vice-Chair  
Darryl K. Mikami, Clerk  
James N. Downey, Member  
William J. Grove, Member  
Thomas M. Kent, Alternate

## PLANNING BOARD AGENDA

**Tuesday – August 10, 2021 - 6:00PM - VIA ZOOM**

To Access the Meeting via the Internet, use this link to join the Webinar: <https://us02web.zoom.us/j/87493981287>  
To Access the Meeting via the Telephone Dial: +1 301 715 8592 and Use Webinar ID: 874 9398 1287

### **6:15 NEW PUBLIC HEARINGS**

42 Hayward Street  
Grading Permit (File #21-12)  
John D. Lu, Applicant

250 Granite Street  
Special Permit and Site Plan Review (File #21-14)  
Braintree Fitness LLC (OrangeTheory), Applicant

250 Granite Street  
Major Modification Special Permit and Site Plan Review (File #17-14)  
Jennifer Alves (Eyebrow Glam), Applicant

4 and 44 Allen Street  
Special Permit and Site Plan Review (File #21-15)  
Winn Development Company, Applicant

### **6:15 CONTINUED PUBLIC HEARING**

232 Peach Street - South Middle School Site  
Grading Permit (File #21-05)  
Town of Braintree, Applicant

300 Quincy Avenue (This Petition will be continued to September without Testimony)  
Special Permit and Site Plan Review (File #21-10)  
Steven Mei, Applicant

### **OLD/NEW BUSINESS**

Welcome/Introduction of Kenneth R. Kirkland, MPA, MRP, AICP – Assistant Director of Planning and Community Development

August Zoning Board of Appeal Recommendations

Request for Minor Modification - 540 Granite Street File #87-38 Requested By: Core States Group for Chase Bank

Request for Lot Release – 1 Hill Avenue (Definitive Subdivision) File 19-15 Requested By: Clean Harbors of Braintree

Requests for As-Built Approval - 16 West Street File #18-19 – Hank Duong, Applicant

Requests for As-Built Approval & Release of Surety - 1535 Washington Street File #17-13 – Edge Sports Group, Applicant

Discussion: In Person Meetings

Master Plan Update

### **To Comment During the Meeting**

ZOOM Webinar: Computer (raise your hand)  
ZOOM Webinar: Telephone (\*9)  
Telephone: Call 617-639-4150  
Email: [cmurphy@braintreema.gov](mailto:cmurphy@braintreema.gov)