



**TOWN OF KINGSTON**  
**NOTICE OF MEETING**

Board: Zoning Board of Appeal

Date & Time: May 17, 2023, 7:00 PM

Meeting Location: Room 200/VIA ZOOM

Authorized Signature: Debora Barry, Executive Secretary

This meeting notice is being posted on the Official Town House Bulletin Board, pursuant to General Law Chapter 30A, Section 20. Said notice and agenda must be filed in the Office of the Town Clerk at least 48 HOURS prior to such meeting. Such filing and posting shall be the responsibility of the officer calling such meeting.

The Town of Kingston advises its employees and the public that it does not discriminate on the basis of a person's disability in employment or in access to its programs, services, and activities. This meeting location is accessible to people with disabilities. The Town of Kingston has designated Paul Armstrong to coordinate efforts to comply with the requirements of Executive Order 526, the Americans with Disabilities Act, the federal Rehabilitation Act and various other federal and state laws protecting the rights of people with disabilities. If you have a disability and require a reasonable accommodation to fully participate in this event, please contact the ADA Coordinator no later than forty-eight (48) hours prior to the event by phone at 781-585-0505 or email [parmstrong@kingstonma.gov](mailto:parmstrong@kingstonma.gov) to discuss your accessibility needs. Requests for accommodations or modifications made within the forty-eight (48) hour window will be honored to the maximum extent feasible, but it may not be possible to fulfill them.

**AGENDA**

**APPOINTMENTS:**

**7:00 PM** – Public Hearing for 1 Tremont St. and 163 Summer St., Applicant seeks a special permit per §4.2A Nonconforming structure, use or lot number 4(a), waivers from 8.2A intensity schedule and variance per 6.8.D.1r as applicable in order to construct two new 6-unit apartment buildings and modify the existing site plan to facilitate construction. Site plan prepared by Grady Consulting, LLC. 3/15/2022.

**7:05 PM** – Applicant, Spencer Kingston Realty LLC, Dunkin Donuts located at 121 Main St. must seek a variance from the Zoning Board of Appeals per section 10.4.B powers subsection #3 of the Kingston zoning bylaw (ZBL) in order to install signage in excess of the allowances for size and numbers of signs as described in ZBL section 9.4.D.

**7:10 PM** – Informal request by Maggie Ann Ewing, of 41 East Avenue, requesting the Board's opinion on ZBA case #20-01.

MEETING MINUTES: To be approved.

**ADJOURN:**

This meeting will be recorded via PACTV. Note that the meeting can also be seen on COMCAST 15 or VERIZON 42 or on PACTV's YouTube channel which can be viewed at [pactv.org/stream](https://pactv.org/stream)

Zoom remote public access will be available to the public for remote participation where participation is allowed or required.

Topic: Kingston ZBA - Public

Time: 7:00 PM

**Zoom Information**

<https://pactv.zoom.us/j/92458461317?pwd=Mk1EQ3pST245Zm0rUWJHL0lQT3FTQT09>

Meeting ID: 924 5846 1317

Passcode: 829268

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