

TOWN OF WELLESLEY



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ZONING BOARD OF APPEALS

TOWN HALL • 525 WASHINGTON STREET • WELLESLEY, MA 02482-5992

2000 JUL 10 A 11: 27

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ZBA 2000-60
Petition of Katherine S. Kaufmann
8 Commonwealth Park

Pursuant to due notice, the Special Permit Granting Authority held a Public Hearing on Thursday, July 27, 2000 at 7:30 p.m. in the Great Hall at the Town Hall, 525 Washington Street, Wellesley, on the petition of KATHERINE S. KAUFMANN requesting renewal of a Special Permit pursuant to the provisions of Section II A 8 (h) and Section XXV of the Zoning Bylaw to allow her to continue to use a portion of her premises at 8 COMMONWEALTH PARK, in a Single Residence District, for the purpose of a home occupation; namely, the practice of psychotherapy with individuals, couples and families with no more than 25 client hours per week within the hours of 9 a.m. to 9 p.m. on Monday through Thursday throughout the year.

On July 10, 2000, the petitioner filed a request for a hearing before this Authority, and thereafter, due notice of the hearing was given by mailing and publication.

Presenting the case at the hearing was Dr. Katherine Kaufmann, who said she was requesting renewal of the Special Permit she has been granted since 1986.

The Board asked if there were any changes. Dr. Kaufmann replied that there have been no changes and no complaints from the neighbors.

No other person present had any comment on the petition.

Statement of Facts

The subject property is located at 8 Commonwealth Park, in a Single Residence District, and is owned by the Katherine Stone Kaufmann and John W. Kaufmann Residential Trust.

The petitioner is requesting renewal of a Special Permit to continue to use a portion of her premises to conduct a home occupation; namely the practice of individual, marital and family psychotherapy for no more than 25 client hours per week during the hours of 9 a.m. to 9 p.m. on Mondays through Thursdays throughout the year. There are no employees or signs, and all parking is in the petitioner's driveway. The Special Permit was originally granted in 1986, and has been renewed annually or biennially since that time.

On July 10, 2000, the Planning Board reviewed the petition and had no objection to renewal of the Special Permit under the same conditions as are currently in effect.

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Decision

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This Authority has made a careful study of the material submitted and the information presented at the hearing, and is of the opinion that the petitioner's requested use of a portion of her premises for the conduct of a home occupation is in compliance with the requirements of Section II A 8 (h) of the Zoning Bylaw, and will neither disturb nor disrupt the customary character of the neighborhood.

Therefore, the Special Permit is granted, as voted unanimously by this Authority at the Public Hearing, subject to the following conditions:

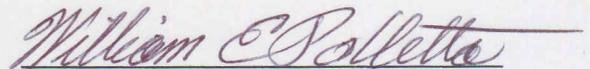
1. Client hours shall not exceed 25 hours per week.
2. Hours of Operation shall be limited to between 9 a.m. and 9 p.m. on Mondays through Thursdays throughout the year.
3. All parking related to the home occupation shall be in the driveway of the petitioner, and no cars related to the home occupation shall be parked on Commonwealth Park at any time.
4. This Special Permit shall expire two years from the date of this decision.

APPEALS FROM THIS DECISION,
IF ANY, SHALL BE MADE PURSUANT
TO GENERAL LAWS, CHAPTER 40A,
SECTION 17, AND SHALL BE FILED
WITHIN 20 DAYS AFTER THE DATE
OF FILING OF THIS DECISION IN
THE OFFICE OF THE TOWN CLERK.

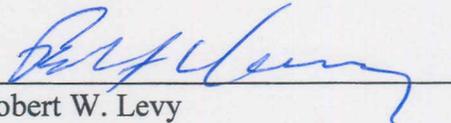
Cc: Planning Board
Inspector of Buildings
edg



Kendall P. Bates, Chairman



William E. Polletta



Robert W. Levy