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ZONING BOARD OF APPEALS

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

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ZBA 2000-77
Petition of Boston Federal Savings Bank
200 Linden Street

Pursuant to due notice, the Special Permit Granting Authority held a Public Hearing on Thursday, September 28, 2000 at 7:30 p.m. in the Selectmen's Meeting Room (Conference Room B) in the Town Hall, 525 Washington Street, Wellesley, on the petition of BOSTON FEDERAL SAVINGS BANK requesting renewal of a Special Permit pursuant to the provisions of Section XI and Section XXV of the Zoning Bylaw to continue to allow its premises at 200 LINDEN STREET, in a Business District to contain two drive-through facilities; namely, a 24-hour ATM facility in the inner lane and a pneumatic tube system in the outer lane, where business is transacted from the vehicles of customers or patrons, a use not allow by right in a Business District.

On September 6, 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 Cheryl Santee, Branch Manager of the Linden Street branch. Ms. Santee said that the drive-through windows are necessary for the convenience of their customers. The only ATM facility at the bank is the drive-through facility.

No other person present had any comment on the petition.

Statement of Facts

The subject premises is located at 200 Linden Street, in a Business District. Boston Federal Savings Bank leases the southernmost space in the store block, perpendicular to Linden Street, owned by the William Diehl Realty Trust.

The petitioner is requesting renewal of a Special Permit to continue to allow the bank premises to be used for two drive-through windows parallel to Linden Street: a 24-hour ATM drive-through in the inner land and a pneumatic tube system in the outer lane. Each queuing lane can contain a maximum of four vehicles.

On September 26, 2000, the Planning Board reviewed the petition and had no objection to renewal of the Special Permit under the same terms and conditions as are currently in effect.

Decision

This Authority has made a careful study of the material submitted and the information presented at the hearing. A Special Permit is required pursuant to Section XI of the Zoning Bylaw, as a drive-through installation where business is transacted from the vehicles of customers or patrons is not a by-right use in a Business District.

It is the opinion of this Authority that the traffic circulation pattern has not created a dangerous situation in regard to exiting or entering the parking lot, and that the use of the Boston Federal Savings Bank ATM and pneumatic tube drive-through facilities are in harmony with the general intent and purpose of the Zoning Bylaw.

Therefore, a Special Permit is granted to Boston Federal Savings Bank, as voted unanimously by this Authority at the Public Hearing, for the continued use of its 24-hour ATM drive-through and its pneumatic tub drive-through facilities, subject to the following condition:

1. 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.

Kendall P. Bates, Chairman

William E. Polletta

Richard L. Seegel

Cc: Planning Board
Inspector of Buildings
edg

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ROBERT W. LEVY

Special Permit Granting Authority
Town Hall
Wellesley, MA 02181

Date: _____

ZBA: 2000-77

Pursuant to the provisions of Section XI and Section XXV of the Zoning Bylaw, the undersigned hereby makes application for a Special Permit which will allow the premises located at 200 Linden Street to be used as to contain two drive-through windows where business is transacted from vehicles of patrons or customers
Said premises are located within a Business District, a District in which the above requested use is not allowed unless a Special Permit is granted. Therefore, a hearing before your Board is requested at your next meeting.

The reasons for the above request are as follows: _____

FEE: 75.00

OWNER OF PROPERTY: William Diehl Realty Trust

MAILING ADDRESS: 180 Linden St.

PHONE WORK: 781-235-1530 HOME: (781) 283-5806

SIGNATURE OF OWNER: BKA Mgt Trustee

PETITIONER: Boston Federal Savings Bank

MAILING ADDRESS: 17 New England Executive Park, Burlington, MA 01803

PHONE WORK: 781-273-0300 HOME: _____

SIGNATURE OF PETITIONER: [signature]

Applicants should be aware that the Planning Board reviews all applications