



ZONING BOARD OF APPEALS  
TOWN HALL WELLESLEY, MA 02181

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ZBA 89-4

Petition of Wellesley Hills Children's Center/Unitarian Church  
309 Washington Street

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Pursuant to due notice, the Special Permit Granting Authority held a Public Hearing on Thursday, January 19, 1989 at 8 p.m. in the Selectmen's Meeting Room (Conference Room B) of the Town Hall, 525 Washington Street, Wellesley on the petition of the WELLESLEY HILLS CHILDREN'S CENTER requesting renewal of a Special Permit pursuant to Section IV, Section II 8 (b) and Section XXV of the Zoning Bylaw which will allow a portion of the premises at 309 WASHINGTON STREET (THE UNITARIAN CHURCH) to be used as a day care center, said premises being located in a General Residence District.

On January 3, 1989, the petitioner requested a hearing before this Board and thereafter due notice of the hearing was given by mailing and publication.

Presenting the case was Cynthia Nemit, Director of the Wellesley Hills Children's Center, who said she was requesting renewal of the Special Permit, and that there had been no changes in any of the conditions.

No other person present had any comment on the petition.

#### Statement of Facts

The Wellesley Hills Children's Center is requesting renewal of a Special Permit granted on February 26, 1988, to continue to use part of the premises at 309 Washington Street (the Unitarian Church), in a General Residence District, as a day care center. The day care center would serve 32 children, ages 2 years 9 months through 5 years old and would have 5 staff members. Hours of operation would be from 7:45 a.m. to 5:45 p.m., Monday through Friday throughout the year. All staff and parent parking is located in the parking lot at the rear of the Unitarian Church.

A letter dated December 20, 1988, was received from Catherine DeVito, Property Chairman of the Unitarian Society of Wellesley Hills, in support of the program.

The Planning Board, on January 10, 1989, voted to offer no objection to continuation of the request on the same terms and conditions as are currently in effect.

#### Decision

This Authority has made a careful study of the evidence presented. It is the opinion of this Authority that the use of the premises at the Wellesley Hills Unitarian Church at 309 Washington Street by the Wellesley Hills Children's Center for a day care center will not disrupt or disturb the neighborhood and that the parking lot at the rear of the Unitarian Church provides sufficient space and safety for staff parking and for children to be picked up and delivered.

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309 Washington Street

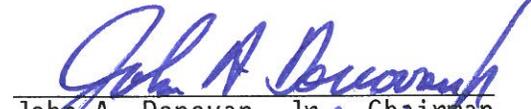
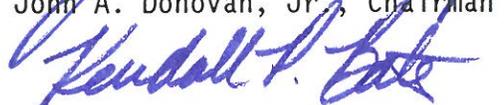
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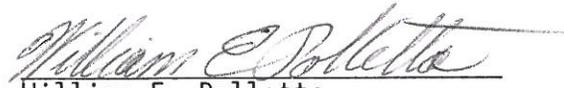
Therefore, a Special Permit pursuant to Section IV, Section II 8 (b) and Section XXV of the Zoning Bylaw is granted for a day care center servicing children from 2 years 9 months through 5 years old subject to the following conditions:

1. That the maximum number of children at any one time be no more than 32.
2. That the hours of operation be from 7:45 a.m. to 5:45 p.m., Monday through Friday throughout the year.
3. That the pick-up and delivery of children shall take place in the parking lot at the rear of the Unitarian Church, and that there shall be no pick-up or delivery of children on Washington Street.
4. That all parking for staff, visitors, and parents shall be in said parking lot.
5. That all State and local laws shall be complied with as well as the recommendations and requirements of the Fire Department, Board of Health and the Inspector of Buildings.
6. That 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

  
John A. Donovan, Jr., Chairman  
  
Kendall P. Bates

  
William E. Polletta

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