



Zoning Board of Appeals  
Jesse Geller, Chair

# Town of Brookline Massachusetts

Town Hall, Third Floor  
333 Washington Street  
Brookline, MA 02445  
(617) 730-2130  
www.brooklinema.gov

**DRAFT**

## **BROOKLINE ZONING BOARD OF APPEALS MINUTES By Zoom Event February 17, 2022 – 7:00 p.m.**

**Board Present:** Mark Zuroff, Neil Wishinsky, Randolph Meiklejohn  
**Staff Present:** Monique Baldwin, Paul Campbell

Mark Zuroff opened the meeting.

- 1) **BOARD OF APPEALS CASE** (Tentative Zoning Board of Appeals Hearing Date) and relevant Precinct:

**1290 Beacon Street** – Convert building from office use (Use #21) to a veterinary clinic (Use #20A) Case # 2021-000075. Pct. 10

**The Board unanimously granted the request to continue the application to March 3, 2022.**

**58 Brook Street** – Convert a single-family to a two-family dwelling. Case # 2021-000013 Pct. 4.

**The Board unanimously agreed that the case would be re-advertised and heard at another date.**

**67 Crowninshield Road** – Construct dormers and enclose a rear porch. Case # 2021-000069. Pct. 2.

Jennifer Dopazo Gilbert, attorney on behalf of the applicants Omar Badri & Farah Musalah, provided an overview of the case. Ms. Gilbert noted the Preservation Commission provided unanimous support for the application.

Mr. Zuroff asked the basement is completely livable. Ms. Gilbert stated there is a portion of the basement that contains mechanical space and is not counted towards FAR. Kent Duckham, the project architect, provided an overview of the design.

Board Member Meiklejohn inquired regarding the request for relief. The architect displayed the portions of the house that required relief.

**Public Comment:**

No one spoke in favor or opposition of the proposal.

Monique Baldwin & Paul Campbell provided the Planning Board Recommendation and Building Department comments. Both are supportive of the application.

There was discussion regarding whether the applicant should be required to submit a landscape plan, as the applicant asked for relief under Deadrick. Though not required, the applicant proposed a robust landscape plan and therefore, the Board would remain in favor of the landscape plan included in the conditions.

The Board deliberated on the merits of the application. Mr. Zuroff stated the application is worthy of the relief sought. Randolph Meiklejohn and Neil Wishinsky agreed. **The Board of Appeals unanimously agreed to approve the special permit with conditions.**

**The meeting was adjourned.**