



July 27, 2023

Mr. Chris DiSilva
Chair
Maynard Select Board
195 Main Street
Maynard, MA 01754

RE: Proposed NBOD Zoning Amendment

Dear Chair DiSilva and Members of the Board:

Please accept this correspondence as the formal request of Maynard Crossings JV, LLC to initiate the process required for an amendment to the Town's Zoning Bylaws so as to facilitate continued commercial development of Maynard Crossing. Specifically, Maynard Crossings JV, LLC is requesting if the Planning Board would consider sponsoring a warrant article at the fall Special Town Meeting that seeks to amend sections 9.3.7 and 9.3.8 of the Neighborhood Business Overlay District Bylaw to allow for the installation, upon Planning Board special permit, of a kennel, commercial within the existing footprint of Building R-2 (15 Digital Way) as shown on the Concept Plan originally approved by Town Meeting on October 5, 2016.

The anticipated future occupant, Dogtopia, a dog daycare facility also offering spa services and boarding, will be located in the R-2 building adjacent to the existing Maynard Veterinary Clinic. A summary of the Dogtopia operation is submitted herewith as Addendum 1. A draft of the proposed Warrant Article is submitted as Addendum B. Commercial Kennel is a use permitted with a Planning Board special permit in the underlying Industrial Zoning District. Thank you for your consideration.

Very Truly Yours,
Maynard Crossings JV, LLC

William A. Depietri

William A. Depietri, Manager

cc: R. Depietri
J. Vazza
A. Catanzaro