



Town of Medway

ZONING BOARD OF APPEALS

155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

David J. Cole, Chairman
Carol Gould, Member
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Wendy Harrington, Secretary

**Zoning Board of Appeals Meeting
Wednesday July 8, 2015 at 7:30pm
Town Administrator's Conference Room, Town Hall
155 Village Street, Medway, MA**

RECEIVED

JUL - 6 2015

TOWN CLERK

AGENDA

1. Call to Order
2. Citizen Comments
3. Public Hearings
 - a. None
4. Deliberations
 - a. 7:30pm - John's Auto Body, 25 Jayar Road
5. Any other business that may properly come before the Board
 - a. Sign Fahey decision
 - b. Sign Perkins decision
6. Approval of Minutes
7. Upcoming Meetings
 - a. July 22, 2015
 - b. July 29 2015
 - c. August 5, 2015
 - d. August 19, 2015
8. Adjournment



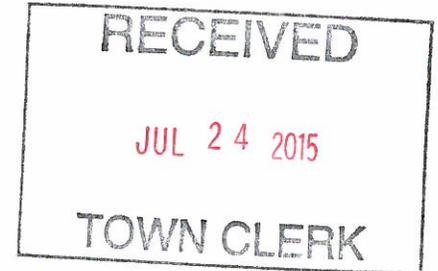
Town of Medway

ZONING BOARD OF APPEALS

155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

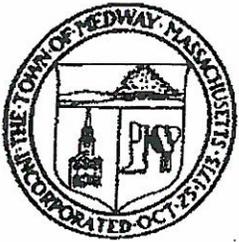
David J. Cole, Chairman
Carol Gould, Member
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Wendy Harrington, Secretary

**Zoning Board of Appeals Meeting
Wednesday July 29, 2015 at 7:30pm
Sanford Hall, Town Hall
155 Village Street, Medway, MA**



AGENDA

1. Call to Order
2. Workshop on the MGL c. 40B Comprehensive Permit Process presented by Town Counsel Barbara Saint André
3. Any other business that may properly come before the Board
4. Upcoming Meetings
 - a. August 5, 2015
 - b. August 19, 2015
 - c. September 2, 2015
5. Adjournment



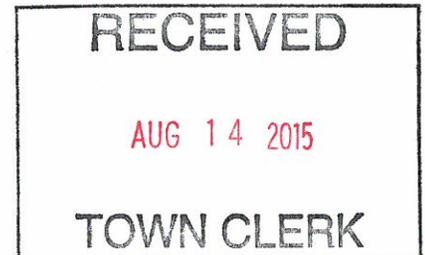
Town of Medway

ZONING BOARD OF APPEALS

155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

David J. Cole, Chairman
Carol Gould, Clerk
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Wendy Harrington, Secretary

**Zoning Board of Appeals Meeting
Wednesday August 19, 2015 at 7:30pm
Sanford Hall, Town Hall
155 Village Street, Medway, MA**



AGENDA

1. Call to Order
2. Citizen Comments
3. Discussion on the Medway Zoning Bylaw and amendment ideas
4. Any other business that may properly come before the Board
5. Approval of Minutes
 - a. June 17, 2015
 - b. June 24, 2015
 - c. July 8, 2015
 - d. July 22, 2015
6. Upcoming Meetings
 - a. September 2, 2015
 - b. September 16, 2015
 - c. October 7, 2015
 - d. October 21, 2015
7. Adjournment



Town of Medway

ZONING BOARD OF APPEALS

155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

David J. Cole, Chairman
Carol Gould, Clerk
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Brian White, Associate Member
Wendy Harrington, Secretary

**Zoning Board of Appeals Meeting
Wednesday September 2, 2015 at 7:30pm
Sanford Hall, Town Hall
155 Village Street, Medway, MA**

RECEIVED

AUG 28 2015

TOWN CLERK

AGENDA

1. Call to Order
2. Citizen Comments
3. Public Hearings
 - a. 7:45 P.M. – The Applicants, Richard and Deborah Carlson, seek a Variance from Section 6.1. Table 2 of the Zoning Bylaw to allow for a 5ft side setback where a minimum of 15ft is required for placement of a shed on the property, located at 9 Cider Mill Road, Medway MA
4. Any other business that may properly come before the Board
 - a. Fall Town Meeting warrant article discussion
 - b. Proposed amendments to the Board's Rules and Regulations
5. Approval of Minutes
 - a. July 1, 2015
 - b. July 29, 2015
 - c. August 19, 2015
6. Upcoming Meetings
 - a. September 16, 2015
 - b. October 7, 2015
 - c. October 21, 2015
 - d. November 4, 2015
7. Adjournment



Town of Medway

ZONING BOARD OF APPEALS

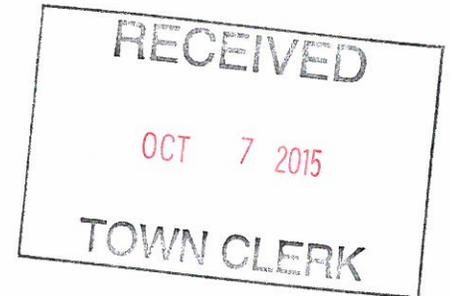
155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

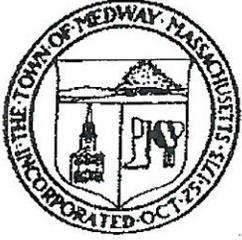
David J. Cole, Chairman
Carol Gould, Clerk
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Brian White, Associate Member
Wendy Harrington, Secretary

**Zoning Board of Appeals Meeting
Wednesday October 7, 2015 at 7:30pm
Sanford Hall, Town Hall
155 Village Street, Medway, MA**

REVISED AGENDA

1. Call to Order
2. Citizen Comments
3. Public Hearings
 - a. 7:45 P.M. – The Applicant, William Blenkhorn, seeks a Variance from Section 6.1. Table 2 of the Zoning Bylaw to allow for a 4ft side setback where a minimum of 15ft is required for an existing shed on the property, located at 15 High Street, Medway MA
 - b. 8:00 P.M. – The Applicant, Michael Fasolino, seeks a Special Permit from Section 5.5.C of the Zoning Bylaw to construct a second floor addition and renovations on the property located at 27 Summer Street, Medway, MA
4. Any other business that may properly come before the Board
 - a. Proposed amendments to the Board's Rules and Regulations
 - b. Sign Bylaw Review Task Force
5. Approval of Minutes
 - a. September 2, 2015
6. Upcoming Meetings
 - a. November 4, 2015
 - b. November 18, 2015
 - c. December 2, 2015
7. Adjournment





Town of Medway

ZONING BOARD OF APPEALS

155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

David J. Cole, Chairman
Carol Gould, Clerk
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Brian White, Associate Member
Wendy Harrington, Secretary

Zoning Board of Appeals Meeting
Wednesday, November 4, 2015 at 7:30pm
Sanford Hall, Town Hall
155 Village Street, Medway, MA

AGENDA

1. Call to Order

2. Citizen Comments

3. Public Hearings

- a. 7:45 P.M. – The Applicant, Estate of Barbara Ashman, Karen Arbour, Personal Representative, seeks a Variance from Section 6.1. of the Zoning Bylaw to allow for lot frontage having approximately 9 feet less than the minimum lot frontage of 150' required for the property, located at 33 West Street, Medway MA
- b. 8:00 P.M. – The Applicant, Continuing Care Management, LLC., seeks a Variance from Section 7.2.5 of the Zoning Bylaw for the number and dimensions of the proposed two entrance signs and medical office building sign in connection with the development of a senior community to be known as “The Willows and Whitney Place” with respect to property located at 261 and 263 Village Street, Medway, MA

4. Any other business that may properly come before the Board

- a. Vote on amendments to the Board’s Rules and Regulations
- b. Proposed 2016 ZBA Meeting Calendar

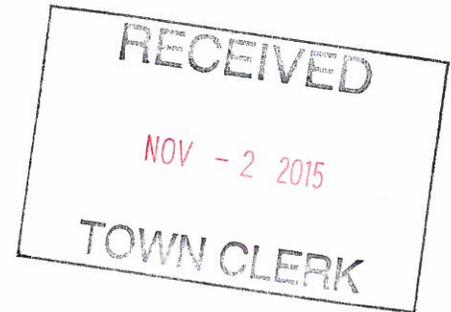
5. Approval of Minutes

- a. October 7, 2015

6. Upcoming Meetings

- a. November 18, 2015
- b. December 2, 2015

7. Adjournment





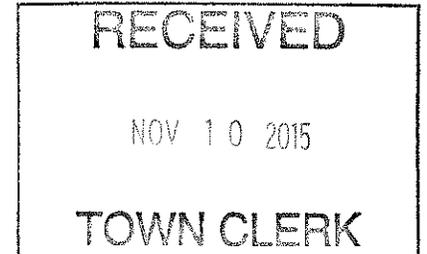
Town of Medway

ZONING BOARD OF APPEALS

155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

David J. Cole, Chairman
Carol Gould, Clerk
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Brian White, Associate Member

**Zoning Board of Appeals Meeting
Wednesday, November 18, 2015 at 7:30pm
Sanford Hall, Town Hall
155 Village Street, Medway, MA**



AGENDA

- 1. Call to Order**
- 2. Citizen Comments**
- 3. Public Hearings**
 - a. None
- 4. Deliberations**
 - a. 7:30pm – Continuing Care Management, LLC, 261 and 263 Village Street
- 5. Any other business that may properly come before the Board**
- 6. Approval of Minutes**
 - a. September 2, 2015
 - b. October 7, 2015
 - c. November 4, 2015
- 7. Upcoming Meetings**
 - a. December 2, 2015
 - b. December 16, 2015
 - c. January 6, 2016
 - d. January 20, 2016
- 8. Adjournment**



Town of Medway

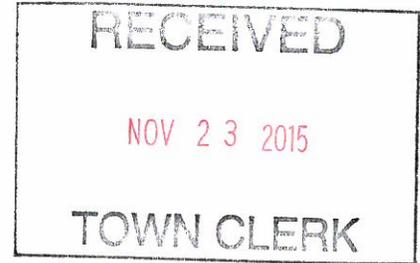
ZONING BOARD OF APPEALS

155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

David J. Cole, Chairman
Carol Gould, Clerk
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Brian White, Associate Member

**Zoning Board of Appeals Meeting
Wednesday, December 2, 2015 at 7:30pm
Sanford Hall, Town Hall
155 Village Street, Medway, MA**

AGENDA



1. **Call to Order**
2. **Citizen Comments**
3. **Public Hearings**
 - a. 7:45 P.M. – The Applicant, Maria Varrichione, seeks a Variance from Section 6.1. Table 2 of the Zoning Bylaw to allow for a 7ft side setback where a minimum of 15ft is required for replacement of an existing garage on the property located at 8 Temple Street, Medway, MA
 - b. 8:00 P.M. – The Applicant, Ron Mullen, seeks a Variance from Section 6.1 Table 2 of the Zoning Bylaw to allow for a 5ft rear setback where a minimum of 15ft is required for the replacement of an existing garage on the property located at 8 John Street, Medway, MA
 - c. 8:15 P.M. – The Applicants, Brett and Marisa Sabatini, seeks a Variance from Section 6.1 Table 2 of the Zoning Bylaw to allow for a 34ft front setback where a minimum of 35ft is required for the construction of a farmers porch on the property located at 21 Norfolk Avenue, Medway, MA
4. **Any other business that may properly come before the Board**
 - a. Continued discussion on possible Zoning Bylaw amendments
5. **Approval of Minutes**
 - a. November 18, 2015
6. **Upcoming Meetings**
 - a. December 16, 2015
 - b. January 6, 2016
 - c. January 20, 2016
7. **Adjournment**



Town of Medway

ZONING BOARD OF APPEALS

155 Village Street, Medway MA 02053
(508) 533-3264 • FAX: (508) 321-4988

David J. Cole, Chairman
Carol Gould, Clerk
Craig Olsen, Member
William Kennedy, Member
Eric Arbeene, Member
Brian White, Associate Member

Zoning Board of Appeals Meeting
Wednesday, December 16, 2015 at 7:30pm
Sanford Hall, Town Hall
155 Village Street, Medway, MA

AGENDA

- 1. Call to Order**
- 2. Citizen Comments**
- 3. Executive Session**
 - a. To discuss strategy with respect to litigation regarding Maritime Housing Fund, LLC v. Medway Zoning Board of Appeals if the chairman so declares that an open meeting may have a detrimental effect on the Town's litigating position.
- 4. Public Hearings**
 - a. None
- 5. Any other business that may properly come before the Board**
- 6. Approval of Minutes**
 - a. November 18, 2015
 - b. December 2, 2015
- 7. Upcoming Meetings**
 - a. January 6, 2016
 - b. January 20, 2016
- 8. Adjournment**