



Town of Medway
DESIGN REVIEW COMMITTEE
155 Village Street
Medway MA 02053
508-533-3291
drc@townofmedway.org

February 13, 2023

TO: Medway Planning and Economic Development Board
FROM: Matthew Buckley, Chair
RE: DRC Review Comments - 7 Sanford Street

Dear members of the PEDB,

The Medway Design Review Committee [DRC] is pleased to provide comments regarding the proposed multifamily special permit at 7 Sanford Street. The DRC met with applicant Paul Tibits and architect Brian Donahue via Zoom on Monday, February 6, 2023 and reviewed the proposal. The plans detail the redevelopment of the secondary buildings and a refurbishment of the original main house at the address.

The DRC agrees that the initial designs and intent of the project comply with the framework outlined in the *Medway Design Review Guidelines*. The design is cohesive and sympathetic to the existing structures. It improves the site as it now exists and restores its use to a higher purpose. The DRC had a constructive discussion and provided several recommendations to the applicant, which were favorably received. They are as follows.

- The applicant intends to keep materials and architectural features on the original main house and blend these with the redeveloped structures. The DRC would like to see samples of these materials when available.
- The DCR recommended the applicant explore color variations on the secondary buildings to break up the massing and give the appearance of separate units developed over time, common to New England period homes.
- The DRC encouraged the development of a trash plan during this phase to determine if a dumpster is needed. If so, the DRC recommends that the dumpster be screened on all sides.
- The DRC recommend that a plan for common open space and outside storage space (for grills, etc.) be established.
- The DRC recommended that four season, solid and vegetive screening be provided at the south of the property as a buffer for the benefit of residences along Mansion Street.
- The DRC recommended that a lighting plan be developed for parking and pathways within the site.

- The DRC recommended that any existing stone walls be maintained and improved.

The DRC respectfully submits these review comments for the PEDB's consideration. As always, the DRC is available to discuss any of these points.

Sincerely,

A handwritten signature in black ink, appearing to read "Matthew Buckley". The signature is written in a cursive, flowing style with a large initial 'M' and 'B'.

Matthew Buckley
Chair