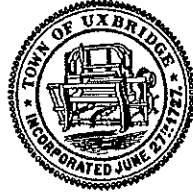


Rob Knapik, Member
John Gniadek, Member
Mark Kaferlein, Associate Member



Uxbridge Town Hall
21 South Main Street, Room 205
Uxbridge, MA 01569
508-278-8600 x2019 p

**TOWN OF UXBRIDGE
ZONING BOARD OF APPEALS**

MEETING MINUTES: Wednesday, June 6, 2018

Received by
Uxbridge
Town Clerk

Present: Rob Knapik, Chair, Mark Kaferlein, and Administrator Melissa Shelley **Absent:** John Gniadek

I CALL TO ORDER

- It being approximately 6:00pm, the meeting being properly posted, duly called, and a quorum being present, the meeting was called to order by the Chair, who led the Pledge of Allegiance.

II PUBLIC HEARINGS

1. **FY18-07: Hyde Park Circle, Uxbridge Multi Family Realty, LLC ("UMFR")**, Owner/Applicant, is **Appealing** the Uxbridge Building Inspector's denial of building permit applications filed for three 4-plex residential buildings at UMFR's property off Hyde Park Circle – Buildings 8C, 8E and 8F. This appeal is brought pursuant to M.G.L. c. 40A, §§ 8 and 15 and the Town of Uxbridge Zoning Bylaws. Property is shown on the Town of Uxbridge Assessor's Map **29 Parcel 3162** and described in a deed recorded at the Worcester Registry of Deeds Book **25726 Page 38**. The property is located in a **Residential A Zone**.

Discussion: On 6/6/18, the applicant's representative submitted a letter to formally request to withdraw the appeal without prejudice. The reason provided for withdrawing is that activities that have occurred since the application have rendered it moot.

MOTION: Mr. Kaferlein moved to grant leave to the applicant to withdraw petition FY18-07 for Hyde Park Circle without prejudice. Mr. Knapik seconded, and the motion passed unanimously by vote of 2-0-0.

III MINUTES/MAIL/INVOICES

- Review meeting minutes from the May 2, 2018 ZBA meeting.

MOTION: Mr. Kaferlein moved to approve the May 2, 2018 ZBA meeting minutes as written. Mr. Knapik seconded and the motion passed by vote of 2-0-0.

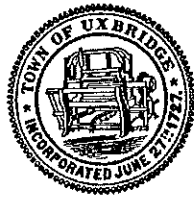
IV ANY OTHER BUSINESS, which may lawfully come before the Board

- Joint Meeting with Planning Board Members to review the *Town of Uxbridge Zoning Diagnostic* completed by the Central Mass Regional Planning Commission as part of a Community Compact grant. *Members of the Planning Board present for the discussion included Barry Desruisseaux, Justin Piccirillo, Eli Laverdiere. Also present to participate in the discussion was the Building Inspector Larry Lench.*

Discussion: Mr. Knapik reviewed the background and the purpose of the Zoning Diagnostic and the group agreed to review and provide feedback on the following 10 prioritized recommendations provided in the report. Moving forward they decided to meet every other month to further discuss the recommendations and decide if any are pursuing

1. Creation of Site Plan Review Regulations
2. Creation of a Comprehensive Solar Bylaw
3. Address Sign Regulations
4. Address Parking Regulations
5. Update Definitions

Rob Knapik, Member
John Gniadek, Member
Mark Kaferlein, Associate Member



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6. Downtown Area Considerations
7. Mill Overlay District Considerations
8. Address Home Occupation
9. Supplemental Apartment
10. Bed & Breakfast

V ADJOURNMENT: NEXT ZBA MEETING, TUESDAY, July 9, 2018


Knapik
A

MOTION: Mr. Kaferlein moved to adjourn the June 6 meeting of the ZBA. Mr. ^Aseconded and the motion passed by vote of ~~3-0-0~~.


SIGNATURES:



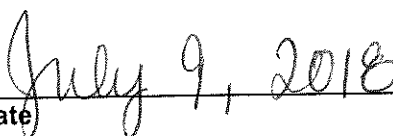
Rob Knapik, Member



John Gniadek, Member



Mark Kaferlein, Associate Member



Date