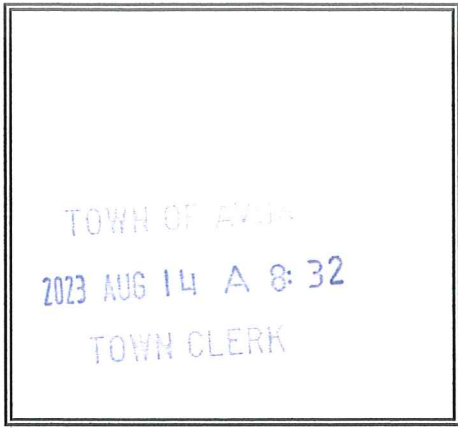


To: Patricia Bessette, Town Clerk
From: Lynne McKenney
Date: 8/14/2023



POSTED IN ACCORDANCE WITH THE PROVISIONS OF MGL 30A S18-25

ZONING BOARD OF APPEALS	
Tuesday, September 12, 2023	7:00 PM
Hybrid - Mary McDermott Meeting Room	SUBJECTS TO BE DISCUSSED BELOW

A reminder that persons who would like to view this meeting while in progress may do so through the website application Zoom. The information is listed below:

ZBA
Time: Sep 12, 2023 07:00 PM Eastern Time (US and Canada)

Join Zoom Meeting
<https://us02web.zoom.us/j/81804842667?pwd=WWczZTlvQWE4Nki2VDRxR3R6UXUwdz09>

Meeting ID: 818 0484 2667
Passcode: 164896

One tap mobile
+13126266799,,81804842667#,,,,*164896# US (Chicago)
+16465588656,,81804842667#,,,,*164896# US (New York)

Dial by your location

- +1 312 626 6799 US (Chicago)
- +1 646 558 8656 US (New York)
- +1 646 931 3860 US
- +1 301 715 8592 US (Washington DC)
- +1 305 224 1968 US
- +1 309 205 3325 US
- +1 346 248 7799 US (Houston)
- +1 360 209 5623 US
- +1 386 347 5053 US
- +1 507 473 4847 US
- +1 564 217 2000 US
- +1 669 444 9171 US

- +1 669 900 9128 US (San Jose)
- +1 689 278 1000 US
- +1 719 359 4580 US
- +1 253 205 0468 US
- +1 253 215 8782 US (Tacoma)

Meeting ID: 818 0484 2667

Passcode: 164896

Approve Minutes of previous meeting(s):	July 31, 2023 and August 8, 2023
Old Business:	<p>7:00 p.m. – Continued Public Hearing - Case # 23-4 Petitioner, Town of Avon of 65 East Main St, Avon, MA 02322, request relief in the form of a Variance under Section 255-10.2 A – to allow an electric lighted sign in a residential zone and a Variance under Section 255-10.2 B – to allow a sign greater than 10 square feet in a residential zone. A Variance under Section 255-10.2 F – to allow a changeable message board in a residential zone and a Variance under Section 255-10.3 E – to allow a sign higher than 3 feet above grade and less than 10 feet above grade. A Variance under Section 255-10.3 G (3) – to permit an illuminated sign between the hours of 11pm & 7am and a Variance under Section 255-10.3 G (4) – to allow a 24-hour illuminated sign which may infringe on a residential property. A Variance under Section 255-10.3 G (5) – to allow the sign message to change at a greater frequency than once in sixty (60) minutes, all at the property.</p> <p>7:15 p.m. – Continued Public Hearing – Case # 22-7 Petitioner, Windsor Heights, LLC by Muhammad Itani, Manager of 253 Page Street, Avon, MA. originally requested approval of a Comprehensive Permit under M.G. L. 40B, at 253 Page Street, and known as Assessors Map C6, Block 1, Plot 4, Avon, Massachusetts for 24 condominium units, in which 6 units (25%) would be designated as affordable units for median income applicants. Notice of Public Hearing for that project was published in The Brockton Enterprise on October 31, 2022, and November 8, 2022. Since the public hearing opened on November 15, 2022, the Petitioner has revised its proposal to 12 single-family homes in which 3 units (25%) will be designated as affordable.</p> <p>Plans may be viewed by appointment prior to the hearing at Town Offices or found on the Town Website. https://www.avon-ma.gov.</p>
New Business:	Open Discussion
Other:	<p>Review correspondence and mail. Sign warrants, if any.</p> <p>Update from Building Inspector.</p> <p>Other topics not reasonably anticipated.</p>

Meeting Posted by: *Lynne McKenney*, Recording Secretary