

residential structure via the addition of a front entry that results in the front yard setback going from 47' to 44.9', whereas 50' is required (and any other permit relief as may be required under the Westford Zoning Bylaw). The property is located at **6 Craig Circle** in the Residence A (RA) Zoning District and is identified as Assessor Map 018 Parcel 0032 Lot 0000.

5. BOA 2304 SP – 7 Lyberty Way

Public hearing to consider an application of **Ryan Development LLC** for a **Special Permit** pursuant to **Section 3.6.2** of the Town of Westford Zoning Bylaw to allow for **expansion of a non-conforming use (converting a 4,000-SF area to indoor commercial recreation use)** (and any other permit relief as may be required under the Westford Zoning Bylaw). The property is located at **3, 5, and 7 Lyberty Way** in the Industrial Highway (IH) Zoning District and is identified as Assessor Map 017 Parcel 0078 Lot 0000.

6. BOA 2305 SP ADU – 16 Lowell Road

Public hearing to consider an application of **Aaron, Julia, and Dora Mae Jeffers** for a **Special Permit** pursuant to **Section 3.3.2** of the Town of Westford Zoning Bylaw for **after-the-fact approval of a 794-SF Accessory Dwelling Unit** (and any other permit relief as may be required under the Westford Zoning Bylaw). The property is located at **16 Lowell Road** in the Residence A (RA) Zoning District and is identified as Assessor Map 032 Parcel 0009 Lot 0001.

General Business Items

- A. Discussion to take positions on Annual Town Meeting Articles or take any other actions related thereto

Correspondence, Reports and Updates

If you are unable to attend the meeting, please submit written comments to Jeffrey Morrissette, Director of Land Use Management, jmorrissette@westfordma.gov, by 4:00 pm on February 15, 2023.

Please be advised this open meeting may be broadcast live via WCAT and recorded for playback online, video-on-demand viewing at <https://cloud.castus.tv/vod/westfordcat/?page=HOME>. Attendees are reminded that by attending this meeting, you consent to your likeness and audio being used and rebroadcast by WCAT.

If any member of the public wishing to attend this meeting seeks special accommodations in accordance with the Americans with Disabilities Act, please contact the Town Manager's Office at 978-692-5501 extension 1 or email to tmaa@westfordma.gov.